

**LOCATION MAP**

**ZONE ATLAS A-10-Z**

SCALE: NONE

**SUBDIVISION DATA**

|  |                    |
|--|--------------------|
| Gross Acreage                                    | 40.3491 Ac.        |
| Zone Atlas No.                                   | A-10-Z             |
| No. of Existing Tracts/Lots                      | 3 Tracts/120 Lots  |
| No. of Tracts/Lots/Parcels created               | 11 Tracts/191 Lots |
| No. of Lots/Tracts eliminated                    | 3 Tracts/120 Lots  |
| Miles of full width streets created              | 1.83               |
| Miles of half width streets created              | 0.12               |
| Right-of-Way area vacated                        | 7.4294 Ac.         |
| Street Area dedicated to the City of Albuquerque | 11.7958 Ac.        |
| Date of Survey                                   | May, 2003          |
| Utility Control Location System Log Number       | 2004082799         |
| Zoning   | R-1                |

**FREE CONSENT AND DEDICATION:**

The subdivision hereon described 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, public right-of-ways, parks and open space 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 buried distribution lines, conduits, and pipes for underground 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 do hereby certify that this subdivision is their free act and deed. Said owners(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

OWNER: Capital Alliance Investments, LLC  
A New Mexico Limited Liability Company

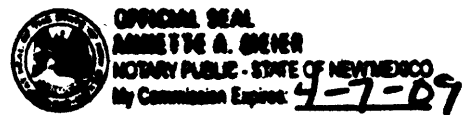
BY: [Signature] 5/18/06  
Mike Marra, Authorized Agent DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 18, 2006  
By Mike Marra, Authorized Agent of Capital Alliance Investments, LLC, A New Mexico Limited Liability Company on behalf of said Company.

[Signature] 4-7-09  
NOTARY PUBLIC MY COMMISSION EXPIRES



**LEGAL DESCRIPTION**

A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS P, Q & R, SALTILLO UNIT 1 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 June 1, 2006 in Book 2006C, Page 170; together with Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 16 thru 24, Block 11; Lots 1 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., and portions of Ramsey Street N.W., Gates Street N.W., Frost Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 40.3491 acres more or less. (See sheet 7 for metes and bounds description)

**NOTES**

(SEE SHEET 4)

**PURPOSE OF PLAT**

1. Subdivide 120 existing lots, 3 Tracts and vacated right-of-way into 191 Residential Lots and 11 Tracts.
2. Grant Easements as shown hereon.
3. Dedicate Right-of-Way as shown hereon.
4. Vacate easements and right-of-way as shown hereon.



OWNER: Collatz, Inc.  
A New Mexico Corporation

BY: [Signature] 5/18/06  
Arian Collatz, President DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 18, 2006  
By Arian Collatz, President of Collatz, Inc., A New Mexico Corporation on behalf of said Corporation.

[Signature] June 4, 2006  
NOTARY PUBLIC MY COMMISSION EXPIRES



OWNER: Saltillo Communities, LLC  
(Tracts P, Q and R Saltillo Unit 1)

BY: [Signature] 5/23/06  
Rex Wilson, Member DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 23, 2006  
By Rex Wilson, Member of Saltillo Communities, LLC, A New Mexico Limited Liability Company on behalf of said Company.

[Signature] May 23, 2007  
NOTARY PUBLIC MY COMMISSION EXPIRES



PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
**UNIT 1**  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006

**APPROVED AND ACCEPTED BY:**

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Project Number: 1003684

Application Number: 06DRB-20897

**PLAT APPROVAL**

**Utility Approvals:**

|  |                        |
|--|------------------------|
| <u>[Signature]</u><br>PNM Electric Services      | <u>6-20-06</u><br>Date |
| <u>[Signature]</u><br>PNM Gas Services           | <u>6-20-06</u><br>Date |
| <u>[Signature]</u><br>Qwest                      | <u>6-20-06</u><br>Date |
| <u>[Signature]</u><br>Comcast                    | <u>6-20-06</u><br>Date |
| <u>[Signature]</u><br>New Mexico Utilities, Inc. | <u>6-27-06</u><br>Date |

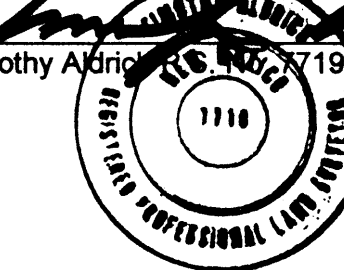
**City Approvals:**

|  |                         |
|--|-------------------------|
| <u>[Signature]</u><br>City Surveyor                                | <u>6-19-06</u><br>Date  |
| <u>[Signature]</u><br>Real Property Division                       | <u>6-28-06</u><br>Date  |
| <u>[Signature]</u><br>Traffic Engineering, Transportation Division | <u>6-28-06</u><br>Date  |
| <u>[Signature]</u><br>Water Utility Department                     | <u>6-28-06</u><br>Date  |
| <u>[Signature]</u><br>Parks and Recreation Department              | <u>6/28/06</u><br>Date  |
| <u>[Signature]</u><br>AMA/CA                                       | <u>6-28-06</u><br>Date  |
| <u>[Signature]</u><br>Bradley L. Bingham<br>City Engineer          | <u>6/28/06</u><br>Date  |
| <u>[Signature]</u><br>DRB Chairperson, Planning Department         | <u>06/29/06</u><br>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, and is true and correct to the best of my knowledge and belief."

[Signature] 06-19-06  
Timothy Aldrich, Registered Professional Land Surveyor DATE



**ALDRICH LAND SURVEYING**

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

|                    |                |              |              |
|--------------------|----------------|--------------|--------------|
| Dwg: A4063FPS1.dwg | Drawn: STEPHEN | Checked: ALS | Sheet 1 of 8 |
| Scale: N/A         | Date: 05/18/06 | Job: A04063  |              |

PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

| LINE DATA |             |          |        |             |          |
|-----------|-------------|----------|--------|-------------|----------|
| NUMBER    | DIRECTION   | DISTANCE | NUMBER | DIRECTION   | DISTANCE |
| L1        | S09°48'16"W | 32.34    | L18    | S20°50'24"W | 78.44    |
| L2        | S55°40'11"E | 218.51   | L19    | N69°09'36"W | 121.35   |
| L3        | S12°18'08"E | 90.08    | L20    | S20°50'24"W | 85.45    |
| L4        | S74°41'06"W | 111.80   | L21    | N69°09'36"W | 121.38   |
| L5        | N69°10'24"W | 138.31   | L22    | N20°50'24"E | 57.46    |
| L6        | S20°49'18"W | 62.21    | L23    | S87°09'52"W | 34.45    |
| L7        | N69°09'36"W | 119.87   | L24    | S20°50'24"W | 101.86   |
| L8        | S20°50'24"W | 80.00    | L25    | N66°33'19"W | 72.42    |
| L9        | N69°09'36"W | 119.98   | L26    | N00°13'43"E | 44.42    |
| L10       | S20°50'24"W | 7.19     | L27    | N89°45'07"W | 122.57   |
| L11       | S20°50'24"W | 44.16    | L28    | S00°13'43"W | 27.13    |
| L12       | N69°09'36"W | 239.88   | L29    | S86°40'18"W | 171.90   |
| L13       | N20°50'24"E | 160.00   | L30    | S80°18'15"E | 55.57    |
| L14       | N11°13'40"W | 94.18    | L57    | S69°09'36"E | 92.69    |
| L15       | N69°09'36"W | 239.94   | L58    | N80°49'20"W | 102.77   |
| L16       | N20°50'24"E | 41.07    | L59    | S20°50'24"W | 145.25   |
| L17       | S87°09'52"W | 54.60    | L72    | N00°13'43"E | 126.68   |

| CURVE TABLE |        |         |           |         |             |        |
|-------------|--------|---------|-----------|---------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA     | TANGENT | CHORD BRG   | CHORD  |
| C1          | 38.54  | 5000.00 | 0°26'30"  | 19.27   | N77°04'42"E | 38.54  |
| C2          | 57.72  | 5000.00 | 0°39'41"  | 28.86   | N80°52'05"E | 57.72  |
| C3          | 20.04  | 775.00  | 1°28'53"  | 10.02   | N87°54'19"E | 20.04  |
| C4          | 13.21  | 148.05  | 05°06'41" | 6.61    | S02°19'16"E | 13.20  |
| C5          | 73.40  | 325.00  | 12°56'22" | 36.85   | S62°08'22"E | 73.24  |
| C6          | 122.15 | 155.00  | 45°09'06" | 64.44   | S78°14'45"E | 119.01 |
| C7          | 218.68 | 205.00  | 61°07'10" | 121.04  | S70°15'43"E | 208.46 |
| C8          | 111.10 | 275.00  | 23°08'50" | 56.32   | S51°16'33"E | 110.35 |
| C9          | 313.34 | 355.17  | 50°32'50" | 167.69  | S37°34'33"E | 303.28 |
| C10         | 48.70  | 30.00   | 93°00'46" | 31.62   | S58°48'31"E | 43.53  |
| C162        | 57.35  | 50.00   | 65°43'17" | 32.30   | S42°02'19"E | 54.26  |

**EXISTING EASEMENTS**

- ① EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY V-05DRB-00118
- ② EXISTING 5' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY V-05DRB-00118
- ③ EXISTING 15' DRAINAGE EASEMENT (03-12-73, D5-111)
- ④ EXISTING 20' C.O.A. WATERLINE EASEMENT (06-01-06, 06C-170)
- ⑤ EXISTING 50' R.E.A. EASEMENT (03-12-73, D5-111)
- ⑥ EXISTING 40' DRAINAGE EASEMENT (03-12-73, D5-111)
- ⑦ EXISTING 50' PLAINS ELECTRIC EASEMENT (05-08-53, BK. 14, PG 341)
- ⑧ EXISTING PUBLIC ROADWAY EASEMENT (12-20-00, 02C-310)
- ⑨ EXISTING 20' C.O.A. SANITARY SEWER EASEMENT (06-01-06, 06C-170)
- ⑩ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (04-72, BK. D916, PG.122)
- ⑪ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (01-11-71, BK.D887, PG.607)
- ⑫ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (01-11-71, BK. D887, PG.607)
- ⑬ EXISTING 10' PUBLIC UTILITY EASEMENT (06-01-06, 06C-170)

**SITE BENCHMARK**

ACS MONUMENT  
 "SANDBERN"  
 ELEVATION=5456.92  
 (SLD 1929)

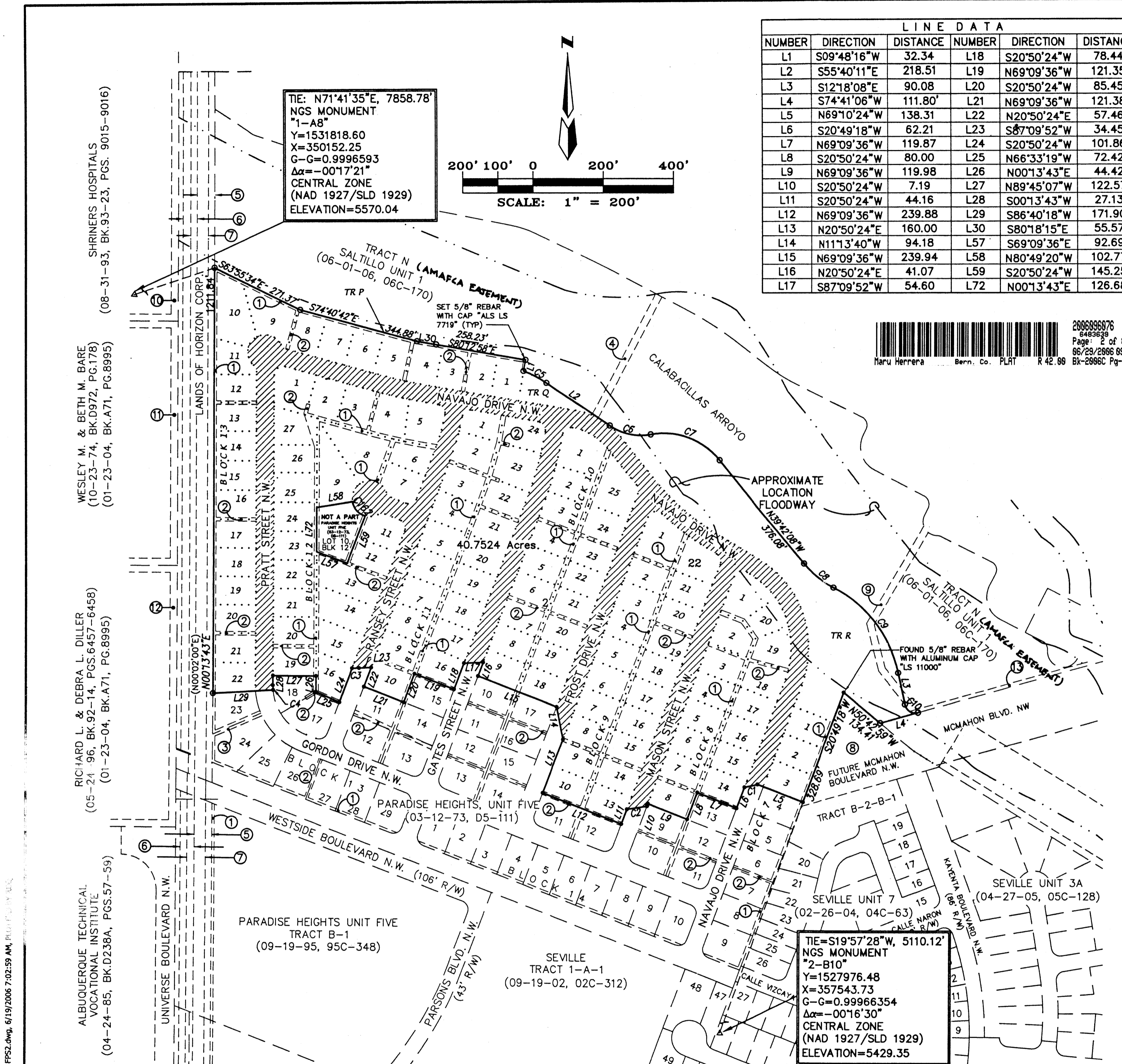
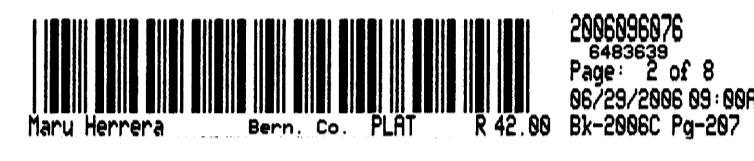
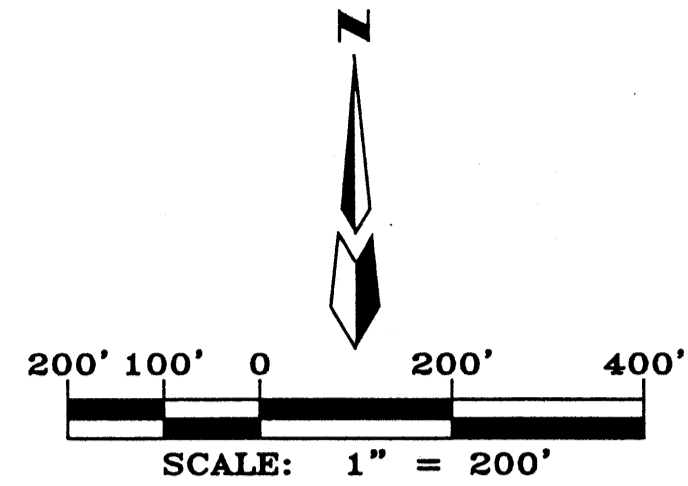


P.O. BOX 30701, ALBU., N.M. 87190  
 505-884-1990

SEE SHEET 8 FOR LINE & CURVE DATA

|                    |                |              |              |
|--------------------|----------------|--------------|--------------|
| Dwg: A4063FPS2.dwg | Drawn: RICHARD | Checked: ALS | Sheet 2 of 8 |
| Scale: 1"=200'     | Date: 06/19/06 | Job: A04063  |              |

TIE: N71°41'35"E, 7858.78'  
 NGS MONUMENT  
 "1-A8"  
 Y=1531818.60  
 X=350152.25  
 G-G=0.9996593  
 Δα=-00°17'21"  
 CENTRAL ZONE  
 (NAD 1927/SLD 1929)  
 ELEVATION=5570.04



**NOTE: (PROPERTY LINES TO BE ELIMINATED BY THIS PLAT.)**  
 ALL OF: PARADISE HEIGHTS, UNIT FIVE: LOTS 1 THRU 3, BLOCK 7; LOTS 1 THRU 8 AND LOTS 14 THRU 20, BLOCK 8; LOTS 1 THRU 10 AND 13 THRU 22, BLOCK 9; LOTS 1 THRU 9 AND LOTS 18 THRU 25, BLOCK 10; LOTS 1 THRU 10 AND LOTS 16 THRU 24, BLOCK 11; LOTS 1 THRU 9, 11 THRU 16 AND LOTS 19 THRU 27, BLOCK 12; LOTS 1 THRU 22, BLOCK 13; AND ALL OF TRACTS P, Q AND R, SALTILLO UNIT 1.

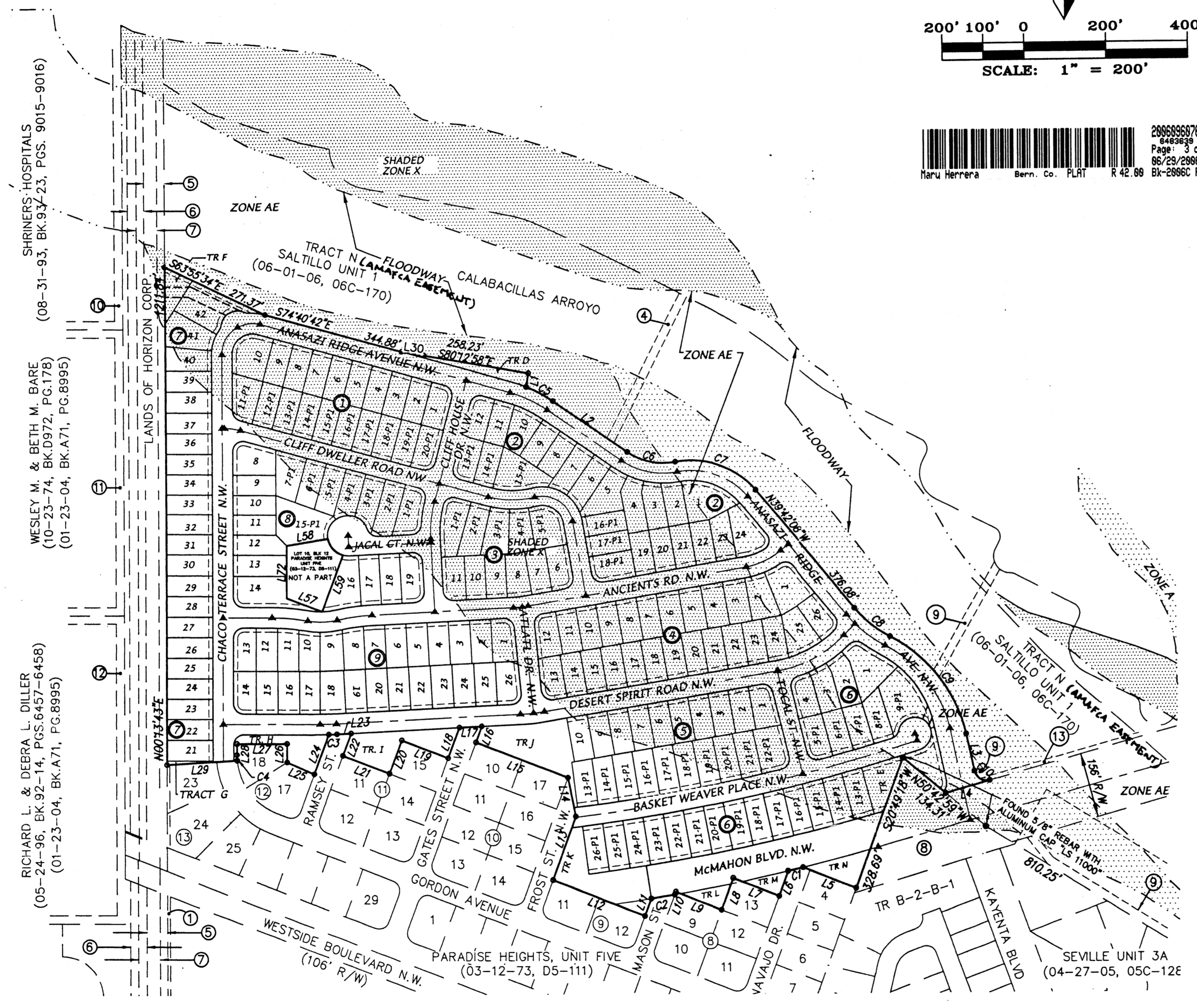
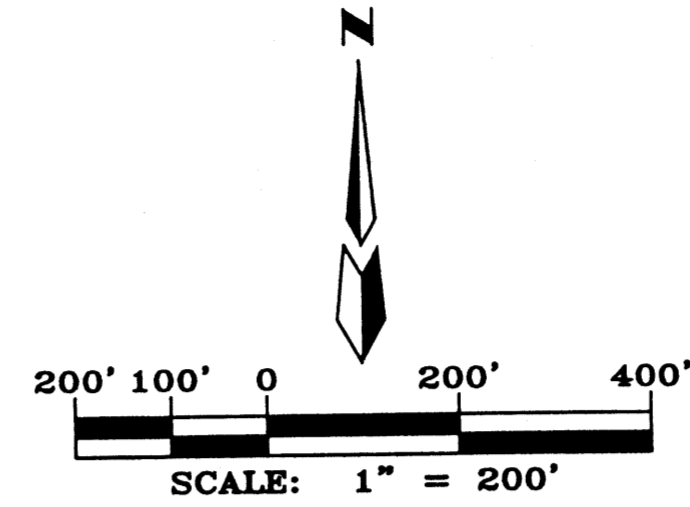
/// DENOTES RIGHT-OF-WAY VACATION  
 A PORTION OF: RAMSEY STREET N.W., GATES STREET N.W., FROST DRIVE N.W. MASON STREET N.W. AND NAVAJO DRIVE N.W.  
 ALL OF: PRATT STREET N.W.  
 VACATED BY: 05DRB-00118

EXISTING RIGHT-OF-WAY VACATION  
 325,625 SQUARE FEET  
 7.4294 ACRES

F:\A04063\FINAL PLATS\A4063FPS2.DWG, 6/19/2006 7:02:59 AM, RICHARD

PLAT FOR  
ANASAZI RIDGE UNIT 1

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006



**EXISTING EASEMENTS**

- ① EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY V-050RB-00118
- ② EXISTING 5' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY V-050RB-00118
- ③ EXISTING 15' DRAINAGE EASEMENT (03-12-73, D5-111)
- ④ EXISTING 20' C.O.A. WATERLINE EASEMENT (06-01-06, 06C-170)
- ⑤ EXISTING 50' R.E.A. EASEMENT (03-12-73, D5-111)
- ⑥ EXISTING 40' DRAINAGE EASEMENT (03-12-73, D5-111)
- ⑦ EXISTING 50' PLAINS ELECTRIC EASEMENT (05-08-53, BK.14-PG.341)
- ⑧ EXISTING PUBLIC ROADWAY EASEMENT (12-20-00, 02C-310)
- ⑨ EXISTING 20' C.O.A. SANITARY SEWER EASEMENT (06-01-06, 06C-170)
- ⑩ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (04-72, BK.D916, PG.122)
- ⑪ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (10-23-74, BK.D972, PG.178)
- ⑫ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (01-11-71, BK.D887, PG.607)
- ⑬ EXISTING 10' PUBLIC UTILITY EASEMENT (06-01-06, 06C-170)

**LIMITS OF FEMA FLOOD ZONES**

Until such time that the LOMR is issued to FEMA to remove the floodplain, this area and any future lots that develop in this area may be required by the mortgage company to obtain Flood Insurance.



**ALDRICH LAND SURVEYING**

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

SEE SHEET 2 & 8 FOR LINE AND CURVE DATA

|  |                |              |              |
|--|----------------|--------------|--------------|
| Dwg: A4063AR\FINAL PLATS\A4063FPS3.DWG | Drawn: RICHARD | Checked: ALS | Sheet 3 of 8 |
| Scale: 1" = 200'                       | Date: 06/16/06 | Job: A04063  |              |

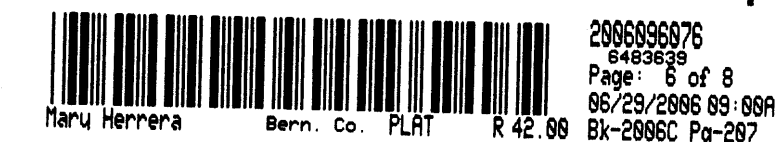
F:\A4063AR\FINAL PLATS\A4063FPS3.DWG, 6/16/2006 1:53:56 PM, PLOT: 06-14-06

PLAT FOR  
ANASAZI RIDGE UNIT 1

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006

NEW EASEMENTS

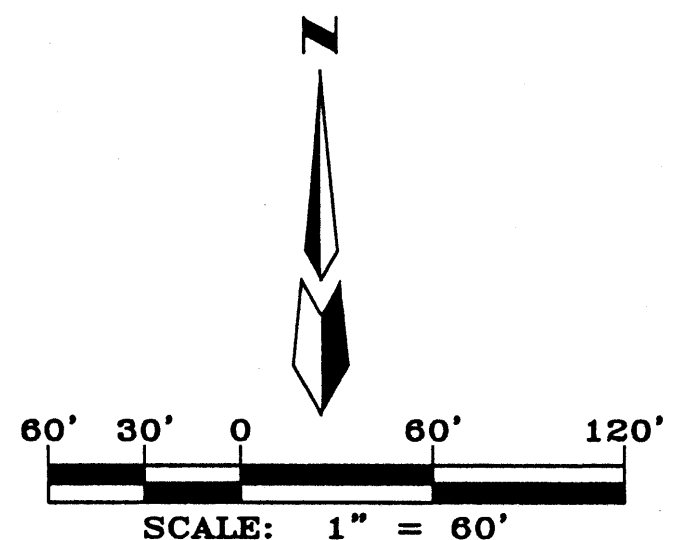
- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
- (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
- (C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.



TRACT N (CAMAFIA EASEMENT)  
SALTILLO UNIT 1  
06-01-06, 06C-170)

SEE SHEET 8 FOR CURVE & LINE TABLE

|   |                |              |              |
|---|----------------|--------------|--------------|
| Dwg: A4063AR\FINAL PLAT\A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 6 of 8 |
| Scale: 1"=60'                           | Date: 06/16/06 | Job: A04063  |              |

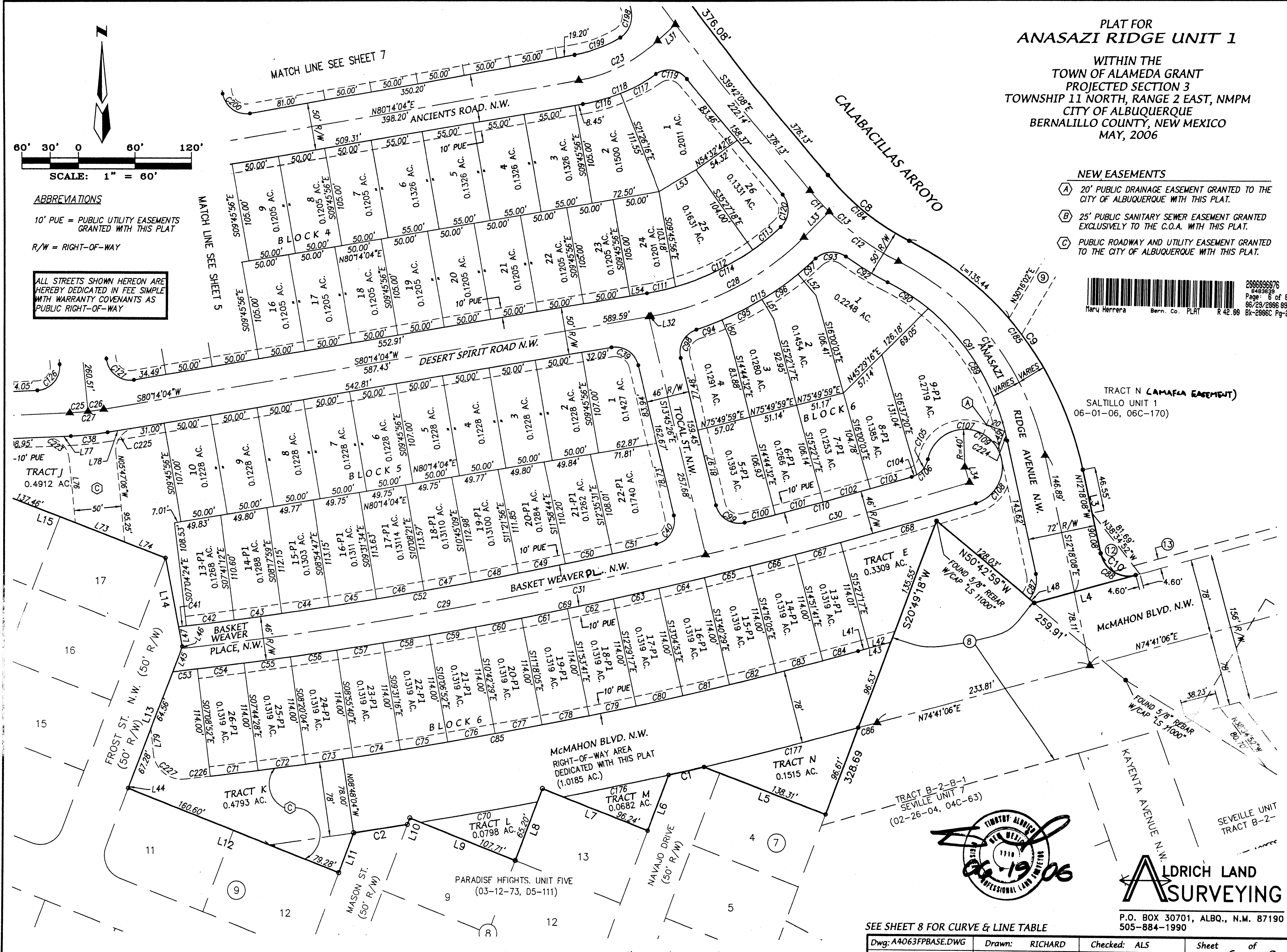


ABBREVIATIONS

10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT

R/W = RIGHT-OF-WAY

ALL STREETS SHOWN HEREON ARE HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY



F:\A04063AR\FINAL PLAT\A4063FPBASE.DWG, 6/16/2006 1:58:32 PM, PLOTTEL: 37892

F:\A4063AR\FINAL PLAT\A4063FPBASE.DWG\ 05-24-05 RDQ



**ALDRICH LAND SURVEYING**

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

**DRAINAGE EASEMENT DEDICATION**

**PLAT FOR  
ANASAZI RIDGE UNIT 1  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006**

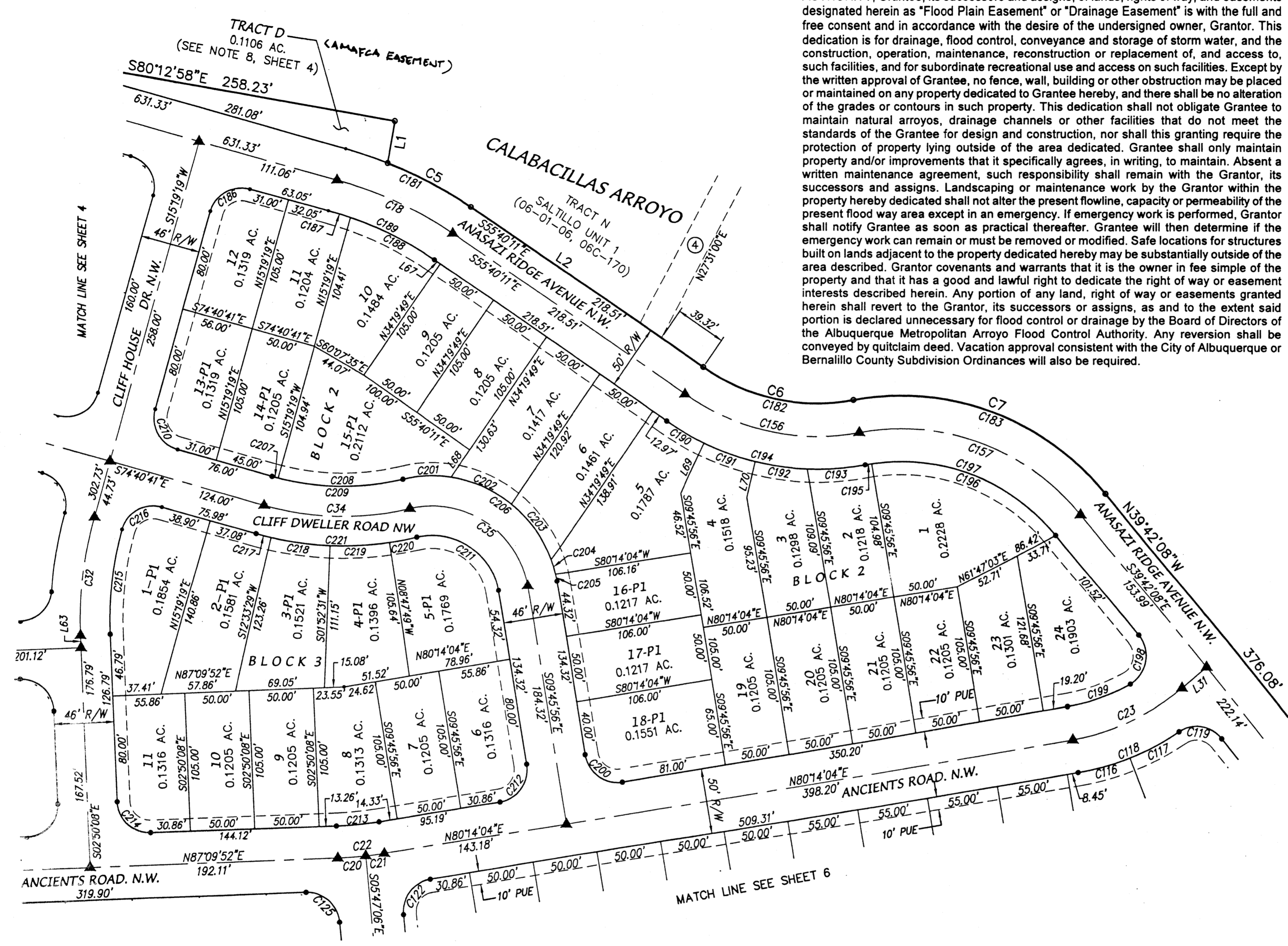
Dedication to the ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY, Grantee, its successors and assigns, of lands, rights of way, and easements designated herein as "Flood Plain Easement" or "Drainage Easement" is with the full and free consent and in accordance with the desire of the undersigned owner, Grantor. This dedication is for drainage, flood control, conveyance and storage of storm water, and the construction, operation, maintenance, reconstruction or replacement of, and access to, such facilities, and for subordinate recreational use and access on such facilities. Except by the written approval of Grantee, no fence, wall, building or other obstruction may be placed or maintained on any property dedicated to Grantee hereby, and there shall be no alteration of the grades or contours in such property. This dedication shall not obligate Grantee to maintain natural arroyos, drainage channels or other facilities that do not meet the standards of the Grantee for design and construction, nor shall this granting require the protection of property lying outside of the area dedicated. Grantee shall only maintain property and/or improvements that it specifically agrees, in writing, to maintain. Absent a written maintenance agreement, such responsibility shall remain with the Grantor, its successors and assigns. Landscaping or maintenance work by the Grantor within the property hereby dedicated shall not alter the present flowline, capacity or permeability of the present flood way area except in an emergency. If emergency work is performed, Grantor shall notify Grantee as soon as practical thereafter. Grantee will then determine if the emergency work can remain or must be removed or modified. Safe locations for structures built on lands adjacent to the property dedicated hereby may be substantially outside of the area described. Grantor covenants and warrants that it is the owner in fee simple of the property and that it has a good and lawful right to dedicate the right of way or easement interests described herein. Any portion of any land, right of way or easements granted herein shall revert to the Grantor, its successors or assigns, as and to the extent said portion is declared unnecessary for flood control or drainage by the Board of Directors of the Albuquerque Metropolitan Arroyo Flood Control Authority. Any reversion shall be conveyed by quitclaim deed. Vacation approval consistent with the City of Albuquerque or Bernalillo County Subdivision Ordinances will also be required.

**LEGAL DESCRIPTION**

A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS P, Q & R, SALTILLO UNIT 1 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 June 1, 2006 in Book 2006C, Page 170; together with Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 18 thru 24, Block 11; Lots 1 thru 9, 11 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., and portions of Ramsey Street N.W., Gates Street N.W., Frost Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 40.7524 acres more or less.

BEGINNING at a point on the northerly side of the herein described tract, from whence the Albuquerque Control Survey Monument "1-A10" bears N 34°28'27" E, 773.62 feet;  
 THENCE S 09°48'16" W, 32.34 feet to a point on curve;  
 THENCE 73.40 feet along a curve to the right, whose radius is 325.00 feet through a central angle of 12°56'22" and whose chord bears S 62°08'22" E, 73.24 feet to a point of tangency;  
 THENCE S 55°40'11" E, 218.51 feet to a point of curvature;  
 THENCE 122.15 feet along a curve to the left, whose radius is 155.00 feet through a central angle of 45°09'08" and whose chord bears S 78°14'45" E, 119.01 feet to a point of reverse curve;  
 THENCE 218.68 feet along a curve to the right, whose radius is 205.00 feet through a central angle of 61°07'10" and whose chord bears S 70°15'43" E, 208.46 feet to a point of tangency;  
 THENCE S 39°42'08" E, 378.13 feet to a point of curvature;  
 THENCE 111.10 feet along a curve to the left, whose radius is 275.00 feet through a central angle of 23°08'50" and whose chord bears S 51°16'33" E, 110.35 feet to a point of reverse curve;  
 THENCE 313.34 feet along a curve to the right, whose radius is 355.17 feet through a central angle of 50°32'50" and whose chord bears S 37°34'33" E, 303.28 feet to a point of tangency;  
 THENCE S 12°18'08" E, 90.08 feet to a point of curvature;  
 THENCE 48.70 feet along a curve to the left, whose radius is 30.00 feet through a central angle of 93°00'48" and whose chord bears S 58°48'31" E, 43.53 feet to the southeast corner;  
 THENCE N 74°41'06" W, 111.80 feet to a point;  
 THENCE S 50°42'58" W, 134.31 feet to a point;  
 THENCE S 20°49'18" W, 328.69 feet to a point;  
 THENCE N 69°10'24" W, 138.31 feet to a point on curve;  
 THENCE 38.54 feet along a curve to the right, whose radius is 5000.00 feet through a central angle of 00°26'30" and whose chord bears S 77°04'42" W, 38.54 feet to a point;  
 THENCE S 20°49'18" W, 62.21 feet to a point;  
 THENCE N 69°09'36" W, 119.87 feet to a point;  
 THENCE N 69°09'36" W, 119.98 feet to a point;  
 THENCE S 20°50'24" W, 7.19 feet to a point on curve;  
 THENCE 57.72 feet along a curve to the right, whose radius is 5000.00 feet through a central angle of 00°39'41" and whose chord bears S 80°52'05" W, 57.72 feet to a point;  
 THENCE S 20°50'24" W, 44.16 feet to a point;  
 THENCE N 69°09'36" W, 239.88 feet to a point;  
 THENCE N 69°09'36" W, 239.88 feet to a point;  
 THENCE N 20°50'24" E, 160.00 feet to a point;  
 THENCE N 11°13'40" W, 94.18 feet to a point;  
 THENCE N 69°09'36" W, 239.94 feet to a point;  
 THENCE S 20°50'24" E, 41.07 feet to a point;  
 THENCE S 87°09'52" W, 54.80 feet to a point;  
 THENCE S 20°50'24" W, 78.44 feet to a point;  
 THENCE N 69°09'36" W, 121.35 feet to a point;  
 THENCE S 20°50'24" W, 85.45 feet to a point;  
 THENCE N 69°09'36" W, 121.38 feet to a point;  
 THENCE S 20°50'24" E, 57.46 feet to a point;  
 THENCE S 87°09'52" W, 34.45 feet to a point of curvature;  
 THENCE 20.04 feet along a curve to the right, whose radius is 775.00 feet through a central angle of 01°28'53" and whose chord bears S 87°54'19" W, 20.04 feet to a point;  
 THENCE S 20°50'24" W, 101.86 feet to a point;  
 THENCE S 20°50'24" W, 78.44 feet to a point;  
 THENCE N 69°09'36" W, 121.35 feet to a point;  
 THENCE S 20°50'24" W, 85.45 feet to a point;  
 THENCE N 69°09'36" W, 121.38 feet to a point;  
 THENCE S 20°50'24" E, 57.46 feet to a point;  
 THENCE S 87°09'52" W, 34.45 feet to a point of curvature;  
 THENCE 20.04 feet along a curve to the right, whose radius is 775.00 feet through a central angle of 01°28'53" and whose chord bears S 87°54'19" W, 20.04 feet to a point;  
 THENCE S 20°50'24" W, 101.86 feet to a point;  
 THENCE N 68°33'19" W, 72.42 feet to a point;  
 THENCE N 00°13'43" E, 44.42 feet to a point;  
 THENCE N 89°45'07" W, 122.57 feet to a point;  
 THENCE S 00°13'43" W, 27.13 feet to a point of curvature;  
 THENCE 13.21 feet along a curve to the left, whose radius is 148.05 feet through a central angle of 05°08'41" and whose chord bears S 02°19'16" E, 13.20 feet to a point;  
 THENCE S 88°40'18" W, 171.90 feet to the southwest corner;  
 THENCE N 00°13'43" E, 121.84 feet to the northwest corner;  
 THENCE S 63°55'34" E, 271.37 feet to a point;  
 THENCE S 74°40'41" E, 344.88 feet to a point;  
 THENCE S 80°18'15" E, 55.57 feet to a point;  
 THENCE S 80°12'58" E, 258.23 feet to a point of beginning and containing 40.7511 (GROSS) acres more or less.

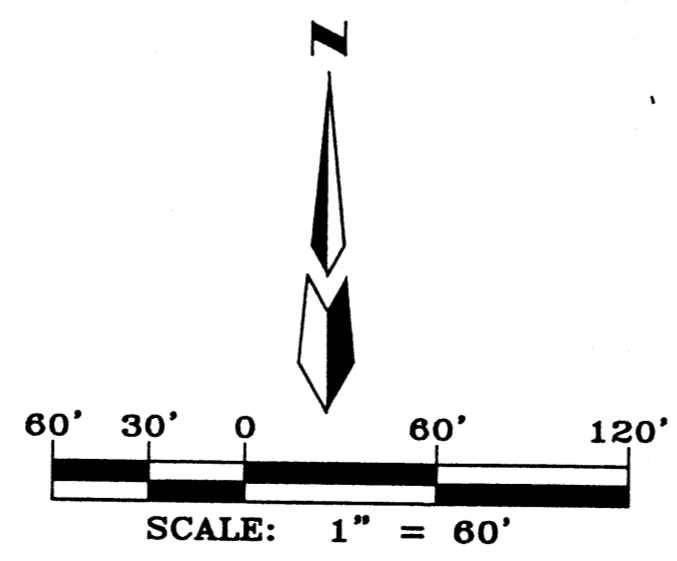
EXCEPTING therefrom LOT 10, BLOCK 12, UNIT FIVE, PARADISE HEIGHTS as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on March 12, 1973 in Book D5, Page 111 containing 0.4020 acres and containing 40.3491 (NET) acres more or less.



- NEW EASEMENTS**
- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
  - (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
  - (C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.

- ABBREVIATIONS**
- 10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT
  - R/W = RIGHT-OF-WAY
  - C.O.A. = CITY OF ALBUQUERQUE

ALL STREETS SHOWN HEREON ARE HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY



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Page: 7 of 8  
86/23/2886 89-88A  
BX-2886C Pg-287

SEE SHEET 8 FOR CURVE & LINE TABLE

|                      |                |              |              |
|----------------------|----------------|--------------|--------------|
| Dwg: A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 7 of 8 |
| Scale: 1"=60'        | Date: 06/19/06 | Job: A04063  |              |

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

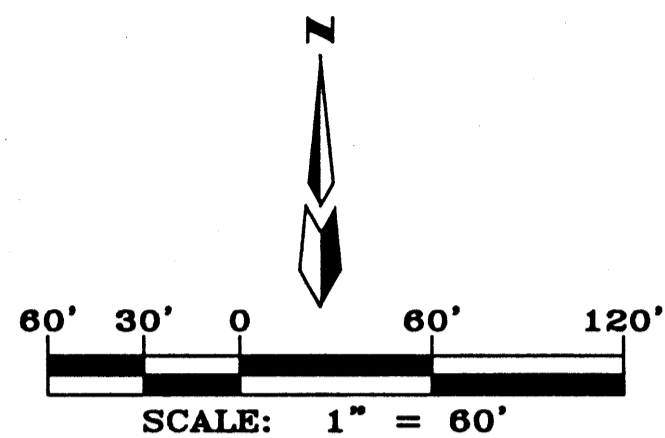
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PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

**ABBREVIATIONS**

10' PUE = PUBLIC UTILITY EASEMENTS  
 GRANTED WITH THIS PLAT  
 R/W = RIGHT-OF-WAY  
 C.O.A. = CITY OF ALBUQUERQUE

ALL STREETS SHOWN HEREON ARE  
 HEREBY DEDICATED IN FEE SIMPLE  
 WITH WARRANTY COVENANTS AS  
 PUBLIC RIGHT-OF-WAY



**NEW EASEMENTS**

- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
- (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
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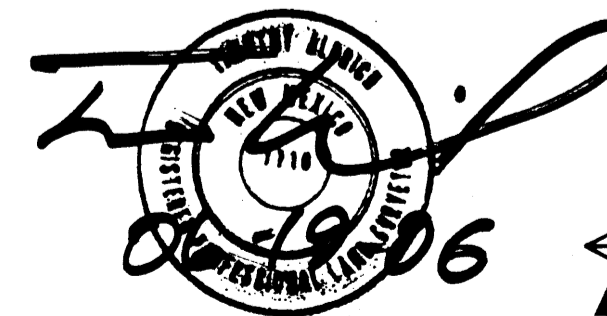


**NOTES:**

1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
2. Distances are ground distances.
3. Bearings and distances in parenthesis are record.
4. Basis of boundary are the following plats and documents of record:

PLAT OF "SALTILLO UNIT 1", (06-01-06, 06C-170)  
 PLAT OF "RIO RANCHO ESTATES, UNIT 10", (05-06-68, BK.1 - PG.75)  
 PLAT OF "PARADISE HEIGHTS, UNIT FOUR", (05-07-68, D3-201)  
 REPLAT OF "PARADISE HEIGHTS, UNIT FOUR", (07-03-75, D6-161)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE", (03-12-73, D5-111)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE, TRACT B-1", (09-19-95, 95C-348)  
 PLAT OF "SEVILLE", UNIT 7 (02-26-04, 04C-63)  
 PLAT OF "SEVILLE, UNIT 3A", (04-27-05, 05C-128)  
 PLAT OF "LANDS OF PARADISE HEIGHTS, L.L.C.", (06-24-03, 03C-189)  
 RESULT OF SURVEY "NW 1/4 NW 1/4 TRACT 12 AND THE NORTH LINE OF THE NORTH 1/2 NE 1/4 TRACT 12 (08-30-00, 2000S-127)  
 "QUIT CLAIM DEED" (10-15-03, BK. 406, PGS. 177138-177170)  
 "SPECIAL WARRANTY DEED" (04-27-95, BK. 95-10, PGS. 3147-3158)  
 records of Bernalillo County, New Mexico.

5. All street centerline monumentation shall be installed at all pc's, pt's, angle points and street intersections and shown thus (▲) and will be marked by (4") Aluminum Cap stamped: "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION DO NOT DISTURB PLS 7719"
6. Unless otherwise noted all corners are set #5 rebar with cap "ALS LS 7719" (TYP.).
7. Tracts "E" and "G" thru "N" are reserved for Future Development.
8. Tracts "D" AND "F" are hereby dedicated to the City of Albuquerque Open Space with this plat. Tracts D and F are eligible for Open Impact Fee Credits as shown on the CCIP when they are dedicated to the City. A Public Drainage Easement over and across Tracts "D" and "F" is hereby granted to A.M.A.F.C.A. with this plat. (See Sheet 7 for Dedication)
9. This subdivision is within the New Mexico Utilities, Inc. franchise area. Water and Sanitary Sewer capabilities are based on the New Mexico Utilities, Inc. and not the City of Albuquerque's.
10. All lots shown with the P-1 designation shall conform to intermittent design criteria.

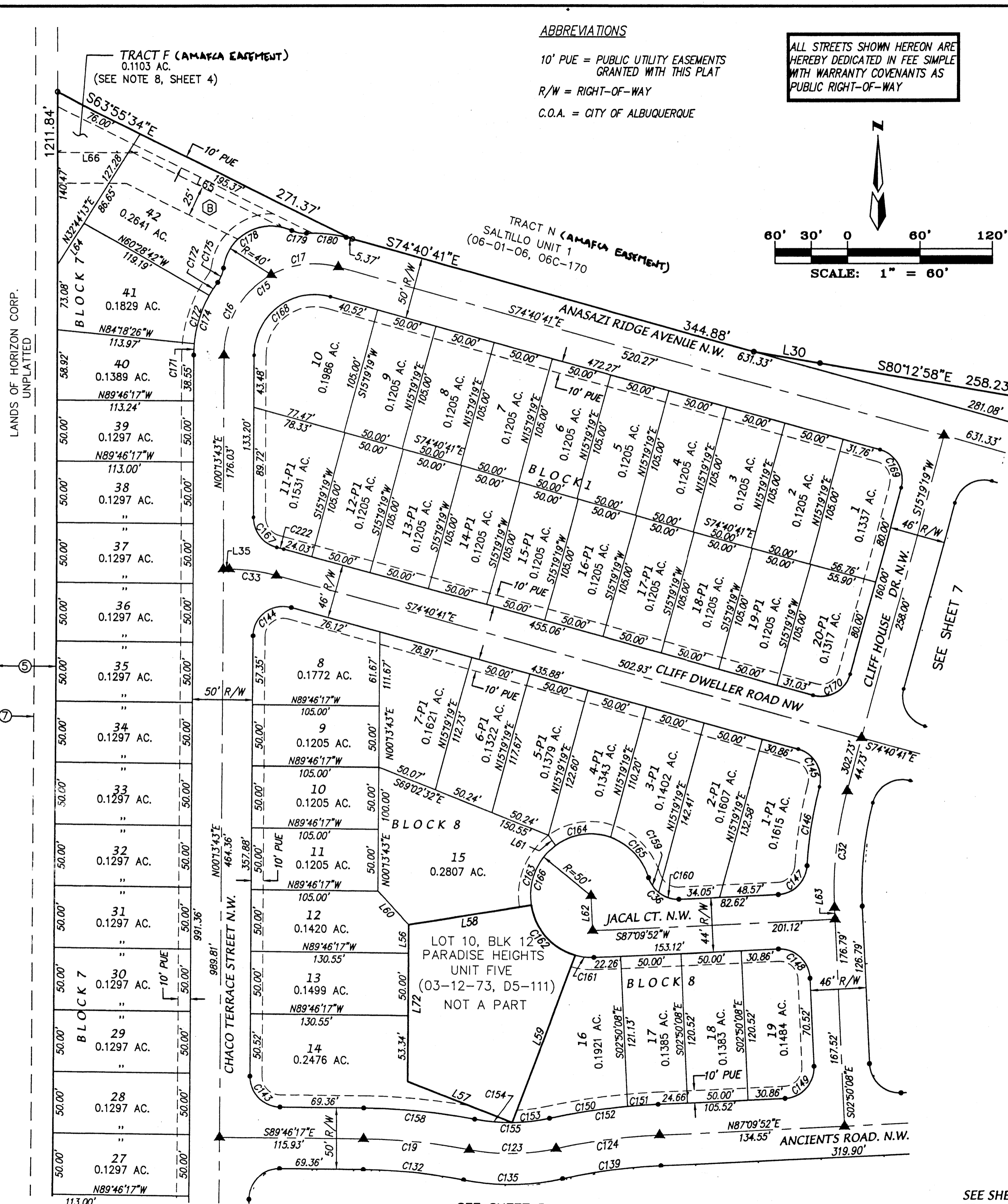


**RICHARD LAND SURVEYING**

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

SEE SHEET 8 FOR CURVE & LINE TABLE

|                      |                |              |              |
|----------------------|----------------|--------------|--------------|
| Dwg: A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 4 of 8 |
| Scale: 1"=60'        | Date: 06/16/06 | Job: A04063  |              |





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Page: 5 of 8  
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ALL STREETS SHOWN HEREON ARE HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY

ABBREVIATIONS

10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT

R/W = RIGHT-OF-WAY

C.O.A. = CITY OF ALBUQUERQUE

NEW EASEMENTS

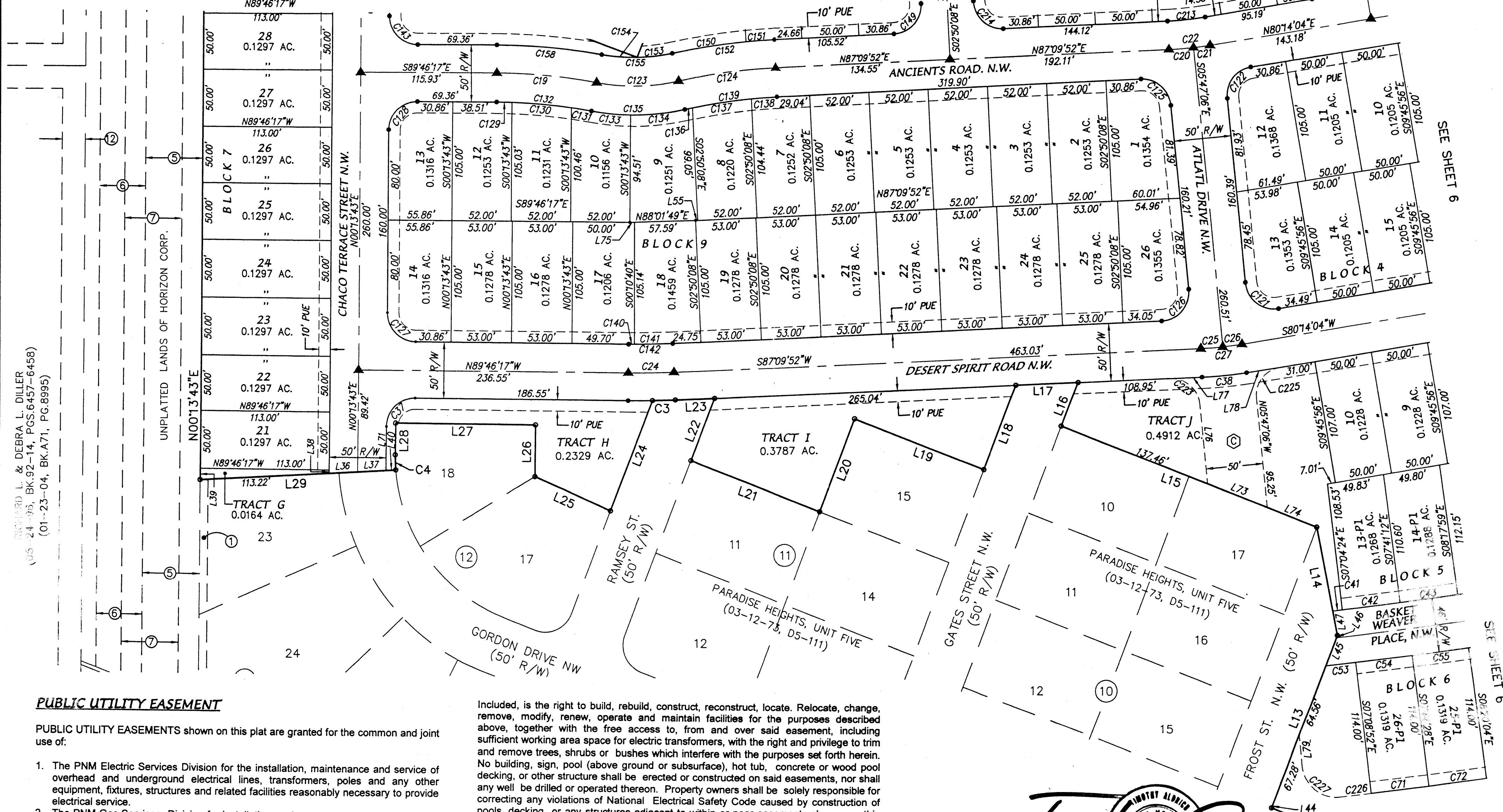
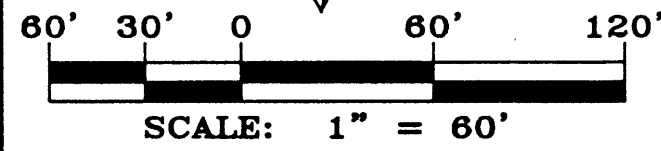
(A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.

(B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.

(C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.

PLAT FOR ANASAZI RIDGE UNIT 1

WITHIN THE TOWN OF ALAMEDA GRANT PROJECTED SECTION 3 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO MAY, 2006



RICHARD L. & DEBRA L. DILLER  
(05-24-95, BK-92-14, PGS-6457-6458)  
(01-23-04, BK-A71, PG-8995)

UNPLATTED LANDS OF HORIZON CORP.

PUBLIC UTILITY EASEMENT

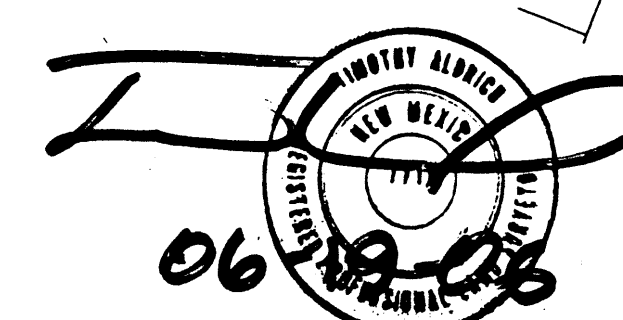
PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- 1. The PNM Electric Services Division 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 PNM Gas Services Division for installation, maintenance, and service of natural gas lines, valves and any other equipment and facilities reasonably necessary to provide natural gas.
3. Qwest for installation, maintenance and service of such lines, cable and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
4. Comcast cable for installation, maintenance and service of such lines, cable and other related facilities reasonably necessary to provide Cable TV service.

Included, is the right to build, rebuild, construct, reconstruct, locate, Relocate, change, remove, modify, renew, operate and maintain facilities for the purposes described above, together with the free access to, from and over said easement, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, sign, pool (above ground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code caused by construction of pools, decking or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies did not conduct a Title Search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

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



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

SEE SHEET 8 FOR CURVE & LINE TABLE

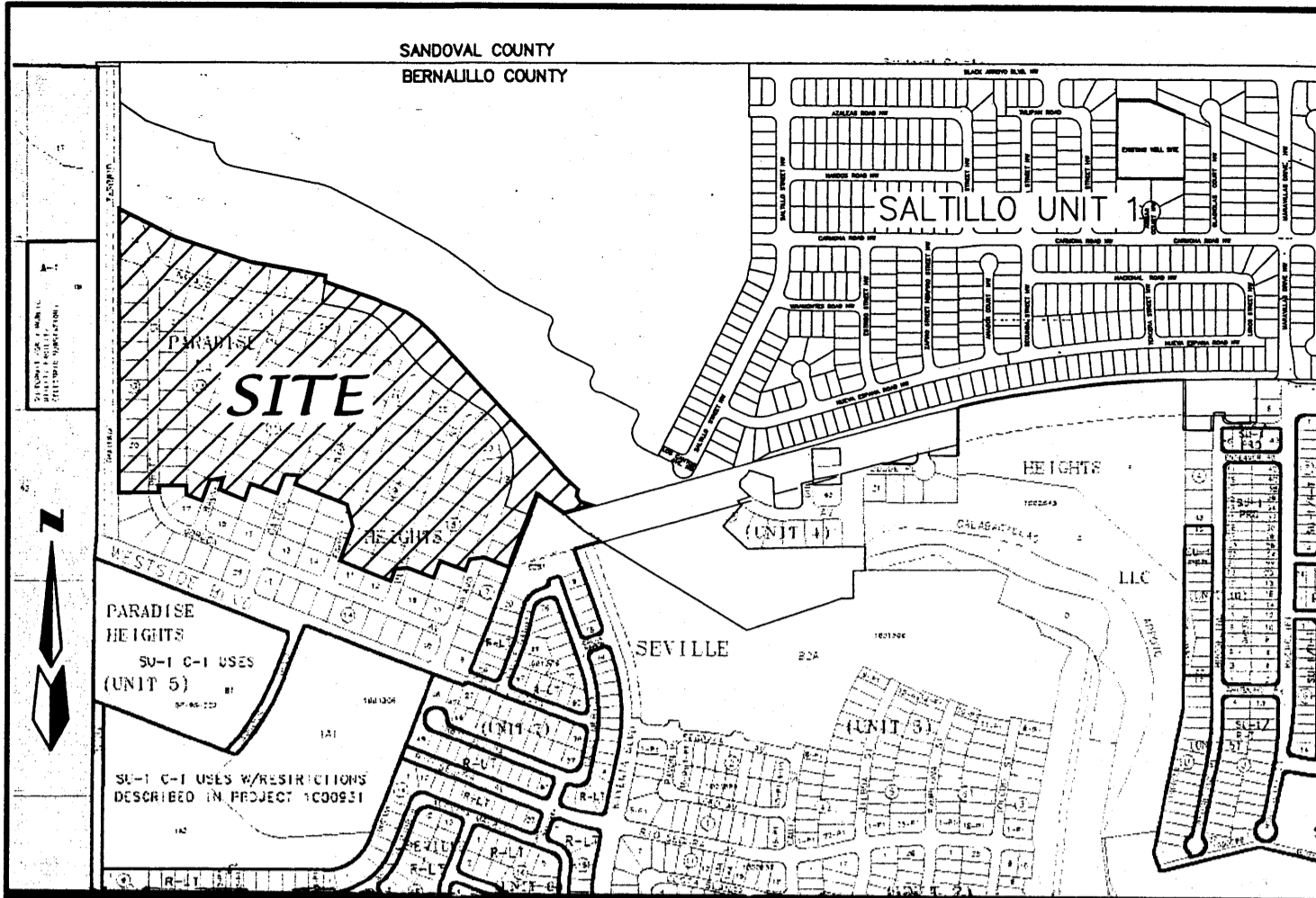
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PLAT FOR  
**ANASAZI, RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

| CURVE TABLE |        |         |            |         |             |        | CURVE TABLE |        |         |            |         |             |        | CURVE TABLE |        |         |            |         |             |        |
|-------------|--------|---------|------------|---------|-------------|--------|-------------|--------|---------|------------|---------|-------------|--------|-------------|--------|---------|------------|---------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD  | CURVE       | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD  | CURVE       | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD  |
| C1          | 38.54  | 5000.00 | 0°26'30"   | 19.27   | N77°04'42"E | 38.54  | C75         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N80°10'56"E | 50.97  | C150        | 65.41  | 525.00  | 7°08'17"   | 32.75   | S80°49'44"W | 65.36  |
| C2          | 57.72  | 5000.00 | 0°39'41"   | 28.86   | N80°52'05"E | 57.72  | C76         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N79°35'19"E | 50.97  | C151        | 25.35  | 525.00  | 2°46'00"   | 12.68   | S85°46'52"W | 25.35  |
| C3          | 20.04  | 775.00  | 1°28'53"   | 10.02   | N87°54'19"E | 20.04  | C77         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N78°59'43"E | 50.97  | C152        | 90.76  | 525.00  | 9°54'17"   | 45.49   | S82°12'44"W | 90.64  |
| C4          | 13.21  | 148.05  | 5°06'41"   | 6.61    | S02°19'16"E | 13.20  | C78         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N78°24'07"E | 50.97  | C153        | 31.16  | 155.00  | 11°31'00"  | 15.63   | N83°01'05"E | 31.10  |
| C5          | 73.40  | 325.00  | 12°56'22"  | 36.85   | S62°08'22"E | 73.24  | C79         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N77°48'31"E | 50.97  | C154        | 31.20  | 155.00  | 11°31'55"  | 15.65   | S85°27'27"E | 31.14  |
| C6          | 122.15 | 155.00  | 45°09'06"  | 64.44   | S78°14'45"E | 119.01 | C80         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N77°12'55"E | 50.97  | C155        | 62.35  | 155.00  | 23°02'55"  | 31.60   | N88°47'03"E | 61.93  |
| C7          | 218.68 | 205.00  | 61°07'10"  | 121.04  | N70°15'43"W | 208.46 | C81         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N76°37'19"E | 50.97  | C156        | 141.85 | 180.00  | 45°09'06"  | 74.84   | S78°14'45"E | 138.21 |
| C8          | 111.10 | 275.00  | 23°08'50"  | 56.32   | S51°16'33"E | 110.35 | C82         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N76°01'43"E | 50.97  | C157        | 192.01 | 180.00  | 61°07'10"  | 106.28  | N70°15'43"W | 183.04 |
| C9          | 313.34 | 355.17  | 50°32'50"  | 167.69  | N37°34'33"W | 303.28 | C83         | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N75°26'07"E | 50.97  | C158        | 92.36  | 525.00  | 10°04'48"  | 46.30   | N84°43'53"W | 92.24  |
| C10         | 48.70  | 30.00   | 93°00'46"  | 31.62   | S58°48'31"E | 43.53  | C84         | 38.98  | 4922.00 | 0°27'13"   | 19.49   | N74°54'42"E | 38.98  | C159        | 14.81  | 25.00   | 33°56'38"  | 7.63    | S34°28'56"E | 14.60  |
| C11         | 30.10  | 300.00  | 5°44'57"   | 15.06   | S42°34'37"E | 30.09  | C85         | 701.61 | 4922.00 | 8°10'02"   | 351.40  | N78°46'07"E | 701.02 | C160        | 18.06  | 25.00   | 41°22'52"  | 9.44    | S72°08'42"E | 17.67  |
| C12         | 91.10  | 300.00  | 17°23'53"  | 45.90   | S54°09'02"E | 90.75  | C86         | 20.87  | 5000.00 | 0°14'21"   | 10.44   | N74°48'16"E | 20.87  | C161        | 15.65  | 50.00   | 17°56'10"  | 7.89    | S83°52'03"E | 15.59  |
| C13         | 121.20 | 300.00  | 23°08'50"  | 61.44   | S51°16'33"E | 120.38 | C87         | 27.77  | 30.00   | 53°02'24"  | 14.97   | N14°13'03"E | 26.79  | C162        | 57.35  | 50.00   | 65°43'17"  | 32.30   | S42°02'19"E | 54.26  |
| C14         | 264.66 | 300.00  | 50°32'50"  | 141.64  | N37°34'33"W | 256.16 | C88         | 48.70  | 30.00   | 93°00'46"  | 31.62   | S58°48'31"E | 43.53  | C163        | 55.14  | 50.00   | 63°10'50"  | 30.75   | S22°24'44"W | 52.38  |
| C15         | 137.57 | 75.00   | 105°05'36" | 97.91   | S52°46'31"W | 119.08 | C89         | 152.79 | 244.83  | 35°45'25"  | 78.98   | N32°52'28"W | 150.32 | C164        | 47.95  | 50.00   | 54°56'41"  | 26.00   | S81°28'30"W | 46.13  |
| C16         | 80.27  | 75.00   | 61°19'29"  | 44.47   | S30°53'28"W | 76.50  | C90         | 51.69  | 244.83  | 12°05'47"  | 25.94   | N56°48'05"W | 51.59  | C165        | 46.72  | 50.00   | 53°32'33"  | 25.23   | N44°16'54"W | 45.04  |
| C17         | 57.29  | 75.00   | 4°34'06"   | 30.13   | S83°26'16"W | 55.91  | C91         | 215.99 | 244.83  | 50°32'50"  | 115.59  | N37°34'33"W | 209.05 | C166        | 222.81 | 50.00   | 255°19'31" | 64.78   | S34°49'38"W | 79.16  |
| C18         | 99.53  | 300.00  | 19°00'30"  | 50.22   | N65°10'26"W | 99.07  | C92         | 52.19  | 325.00  | 9°12'04"   | 26.15   | S58°14'56"E | 52.14  | C167        | 33.54  | 25.00   | 76°52'22"  | 19.84   | S38°12'28"E | 31.08  |
| C19         | 87.96  | 500.00  | 10°04'48"  | 44.10   | N84°43'53"W | 87.85  | C93         | 35.10  | 25.00   | 80°26'56"  | 21.14   | S86°07'37"W | 32.29  | C168        | 91.71  | 50.00   | 105°05'36" | 65.27   | S52°46'31"W | 79.38  |
| C20         | 21.73  | 300.00  | 4°09'02"   | 10.87   | N85°05'21"E | 21.73  | C94         | 29.07  | 325.00  | 5°07'31"   | 14.55   | N69°35'24"E | 29.06  | C169        | 39.27  | 25.00   | 90°00'00"  | 25.00   | N29°40'41"W | 35.36  |
| C21         | 14.55  | 300.00  | 2°46'47"   | 7.28    | N81°37'27"E | 14.55  | C95         | 47.47  | 325.00  | 8°22'07"   | 23.78   | N62°50'35"E | 47.43  | C170        | 39.27  | 25.00   | 90°00'00"  | 25.00   | N60°19'19"E | 35.36  |
| C22         | 36.29  | 300.00  | 6°55'49"   | 18.17   | N83°41'58"E | 36.26  | C96         | 47.31  | 325.00  | 8°20'25"   | 23.70   | N54°29'19"E | 47.27  | C171        | 9.54   | 100.00  | 5°27'51"   | 4.77    | S02°57'39"W | 9.53   |
| C23         | 94.05  | 180.00  | 29°56'12"  | 48.12   | N65°15'58"E | 92.98  | C97         | 25.05  | 325.00  | 4°24'57"   | 12.53   | N48°06'38"E | 25.04  | C172        | 41.59  | 100.00  | 23°49'44"  | 21.10   | S17°36'26"W | 41.29  |
| C24         | 40.11  | 750.00  | 3°03'51"   | 20.06   | N88°41'48"E | 40.10  | C98         | 37.49  | 25.00   | 85°54'36"  | 23.28   | S29°11'52"W | 34.07  | C173        | 12.67  | 100.00  | 7°15'44"   | 6.35    | S33°09'10"W | 12.67  |
| C25         | 19.39  | 300.00  | 3°42'11"   | 9.70    | N85°18'47"E | 19.39  | C99         | 39.52  | 25.00   | 90°34'50"  | 25.25   | S59°02'51"E | 35.53  | C174        | 63.80  | 100.00  | 36°33'19"  | 33.03   | S18°30'22"W | 62.72  |
| C26         | 16.90  | 300.00  | 3°13'38"   | 8.45    | N81°50'53"E | 16.90  | C100        | 33.60  | 4762.00 | 0°24'15"   | 16.80   | N75°27'36"E | 33.60  | C175        | 12.61  | 25.00   | 28°54'34"  | 6.44    | N22°19'45"E | 12.48  |
| C27         | 36.29  | 300.00  | 6°55'49"   | 18.17   | N83°41'58"E | 36.26  | C101        | 52.31  | 4762.00 | 0°37'46"   | 26.15   | N74°56'36"E | 52.31  | C176        | 114.59 | 5000.00 | 01°18'47"  | 57.30   | N77°57'20"E | 114.59 |
| C28         | 186.85 | 300.00  | 35°41'09"  | 96.57   | N62°23'29"E | 183.85 | C102        | 52.31  | 4762.00 | 0°37'46"   | 26.16   | N74°18'50"E | 52.31  | C177        | 168.71 | 5000.00 | 01°56'00"  | 84.37   | N75°53'27"E | 168.71 |
| C29         | 566.20 | 4785.00 | 6°46'47"   | 283.43  | N79°37'57"E | 565.87 | C103        | 45.56  | 4762.00 | 0°32'53"   | 22.78   | N73°43'30"E | 45.56  | C178        | 74.95  | 40.00   | 107°21'29" | 54.41   | S61°33'12"W | 64.46  |
| C30         | 290.68 | 4785.00 | 3°28'50"   | 145.39  | N74°30'09"E | 290.64 | C104        | 6.14   | 25.00   | 14°04'03"  | 3.08    | N66°25'02"E | 6.12   | C179        | 12.61  | 25.00   | 28°54'34"  | 6.44    | S79°13'20"E | 12.48  |
| C31         | 856.88 | 4785.00 | 10°15'37"  | 429.59  | N77°53'32"E | 855.73 | C105        | 20.85  | 25.00   | 47°47'34"  | 11.08   | N35°29'13"E | 20.25  | C180        | 33.16  | 100.00  | 18°59'56"  | 16.73   | N84°10'39"W | 33.01  |
| C32         | 95.07  | 300.00  | 18°09'27"  | 47.94   | S06°14'36"W | 94.67  | C106        | 26.99  | 25.00   | 61°51'37"  | 14.98   | N42°31'15"E | 25.70  | C181        | 107.82 | 325.00  | 19°00'30"  | 54.41   | N65°10'26"W | 107.33 |
| C33         | 39.51  | 150.00  | 15°05'36"  | 19.87   | N82°13'29"W | 39.40  | C107        | 97.65  | 40.00   | 139°52'32" | 109.53  | N81°31'42"E | 75.15  | C182        | 122.15 | 155.00  | 45°09'06"  | 64.44   | S78°14'45"E | 119.01 |
| C34         | 114.27 | 225.00  | 29°05'51"  | 58.39   | S89°13'37"E | 113.04 | C108        | 70.72  | 40.00   | 101°17'46" | 48.78   | S22°06'51"W | 61.86  | C183        | 218.68 | 205.00  | 61°07'10"  | 121.04  | N70°15'43"W | 208.46 |
| C35         | 123.06 | 75.00   | 94°00'36"  | 80.44   | N56°46'14"W | 109.71 | C109        | 168.37 | 40.00   | 241°10'18" | 67.67   | N47°49'25"W | 68.87  | C184        | 111.10 | 275.00  | 23°08'50"  | 56.32   | S51°16'33"E | 110.35 |
| C36         | 32.87  | 25.00   | 75°19'31"  | 19.30   | S55°10'22"E | 30.55  | C110        | 183.78 | 4762.00 | 2°12'41"   | 91.90   | N74°33'24"E | 183.77 | C185        | 313.34 | 355.17  | 50°32'50"  | 167.69  | N37°34'33"W | 303.28 |
| C37         | 39.27  | 25.00   | 90°00'00"  | 25.00   | S45°13'43"W | 35.36  | C111        | 31.64  | 275.00  | 6°35'34"   | 15.84   | N76°56'17"E | 31.63  | C186        | 39.27  | 25.00   | 90°00'00"  | 25.00   | S60°19'19"W | 35.36  |
| C38         | 39.31  | 325.00  | 6°55'49"   | 19.68   | N83°41'58"E | 39.29  | C112        | 91.66  | 275.00  | 19°05'48"  | 46.26   | N64°05'36"E | 91.23  | C187        | 17.96  | 275.00  | 3°44'30"   | 8.98    | N72°48'26"W | 17.96  |
| C39         | 37.53  | 25.00   | 86°00'30"  | 23.32   | N56°45'41"W | 34.10  | C113        | 38.55  | 275.00  | 8°01'58"   | 19.31   | N50°31'43"E | 38.52  | C188        | 73.27  | 275.00  | 15°16'00"  | 36.86   | N63°18'11"W | 73.06  |
| C40         | 39.52  | 25.00   | 90°34'50"  | 25.25   | N31°31'59"E | 35.53  | C114        | 161.85 | 275.00  | 33°43'20"  | 83.35   | N63°22'24"E | 159.53 | C189        | 91.23  | 275.00  | 19°00'30"  | 46.04   | N65°10'26"W | 90.82  |
| C41         | 8.51   | 4762.00 | 0°06'09"   | 4.26    | N82°58'40"E | 8.51   | C115        | 148.90 | 325.00  | 26°15'01"  | 75.78   | N59°01'39"E | 147.60 | C190        | 33.50  | 205.00  | 9°21'46"   | 16.79   | S60°21'04"E | 33.46  |
| C42         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N82°37'12"E | 50.96  | C116        | 41.76  | 205.00  | 11°40'20"  | 20.95   | N74°23'54"E | 41.69  | C191        | 42.07  | 205.00  | 11°45'29"  | 21.11   | S70°54'42"E | 42.00  |
| C43         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N82°00'25"E | 50.96  | C117        | 42.82  | 205.00  | 11°58'05"  | 21.49   | N62°34'42"E | 42.74  | C192        | 40.90  | 205.00  | 11°25'48"  | 20.52   | S82°30'21"E | 40.83  |
| C44         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N81°23'37"E | 50.96  | C118        | 84.58  | 205.00  | 23°38'25"  | 42.90   | N68°24'51"E | 83.98  | C193        | 45.08  | 205.00  | 12°36'44"  | 22.63   | N85°28'44"E | 44.99  |
| C45         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N80°46'50"E | 50.96  | C119        | 36.52  | 25.00   | 83°42'13"  | 22.39   | N81°33'14"W | 33.36  | C194        | 161.55 | 205.00  | 45°09'06"  | 85.23   | S78°14'45"E | 157.40 |
| C46         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N80°10'02"E | 50.96  | C120        | 37.62  | 25.00   | 86°12'52"  | 23.40   | N03°24'18"E | 34.17  | C195        | 5.19   | 155.00  | 1°55'13"   | 2.60    | N80°08'19"W | 5.19   |
| C47         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N79°33'15"E | 50.96  | C121        | 41.01  | 25.00   | 93°58'50"  | 26.80   | S52°46'31"E | 36.56  | C196        | 160.15 | 155.00  | 59°11'57"  | 88.05   | N69°18'06"W | 153.12 |
| C48         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N78°56'27"E | 50.96  | C122        | 37.53  | 25.00   | 86°01'10"  | 23.32   | S37°13'29"W | 34.11  | C197        | 165.34 | 155.00  | 61°07'10"  | 91.52   | N70°15'43"W | 157.62 |
| C49         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N78°19'40"E | 50.96  | C123        | 72.41  | 180.00  | 23°02'55"  | 36.70   | N88°47'03"E | 71.92  | C198        | 44.15  | 25.00   | 101°11'18" | 30.43   | N10°53'31"E | 38.63  |
| C50         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N77°42'52"E | 50.96  | C124        | 86.44  | 500.00  | 9°54'17"   | 43.33   | S82°12'44"W | 86.33  | C199        | 50.72  | 155.00  | 18°44'54"  | 25.59   | N70°51'37"E | 50.49  |
| C51         | 48.59  | 4762.00 | 0°35'04"   | 24.29   | N77°06'56"E | 48.59  | C125        | 37.98  | 25.00   | 87°03'01"  | 23.74   | N49°18'37"W | 34.43  | C200        | 39.27  | 25.00   | 90°00'00"  | 25.00   | S54°45'56"E | 35.36  |
| C52         | 515.77 | 4762.00 | 6°12'21"   | 258.14  | N79°55'34"E | 515.52 | C126        | 40.56  | 25.00   | 92°56'59"  | 26.32   | N40°41'23"E | 36.25  | C201        | 37.71  | 98.00   | 22°02'47"  | 19.09   |             |        |





**LOCATION MAP**

**ZONE ATLAS A-10-Z**

SCALE: NONE

**SUBDIVISION DATA**

|  |                    |
|--|--------------------|
| Gross Acreage                                    | 40.7524 Ac.        |
| Zone Atlas No.                                   | A-10-Z             |
| No. of Existing Tracts/Lots                      | 3 Tracts/120 Lots  |
| No. of Tracts/Lots/Parcels created               | 11 Tracts/191 Lots |
| No. of Lots/Tracts eliminated                    | 3 Tracts/120 Lots  |
| Miles of full width streets created              | 1.83               |
| Miles of half width streets created              | 0.12               |
| Right-of-Way area vacated                        | 7.4294 Ac.         |
| Street Area dedicated to the City of Albuquerque | 11.7958 Ac.        |
| Date of Survey                                   | May, 2003          |
| Utility Control Location System Log Number       | 2004082799         |
| Zoning   | R-1                |

**FREE CONSENT AND DEDICATION:**

The subdivision hereon described 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, public right-of-ways, parks and open space 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 buried distribution lines, conduits, and pipes for underground 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 do hereby certify that this subdivision is their free act and deed. Said owners(s) warrant that they hold among them complete and indefeasible title in fee simple to the land subdivided.

OWNER: Capital Alliance Investments, LLC  
A New Mexico Limited Liability Company

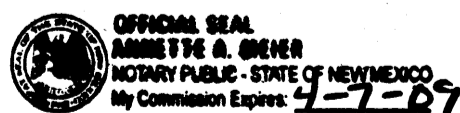
BY: [Signature] 5/18/06  
Mike Marra, Authorized Agent DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 18, 2006  
By Mike Marra, Authorized Agent of Capital Alliance Investments, LLC, A New Mexico Limited Liability Company on behalf of said Company.

[Signature] 4-7-09  
NOTARY PUBLIC MY COMMISSION EXPIRES



**LEGAL DESCRIPTION**

A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS P, Q & R, SALTILLO UNIT 1 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 June 1, 2006 in Book 2006C, Page 170; together with Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 16 thru 24, Block 11; Lots 1 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., and portions of Ramsey Street N.W., Gates Street N.W., Frost Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 40.7524 acres more or less. (See sheet 7 for metes and bounds description)

**NOTES**

(SEE SHEET 4)

**PURPOSE OF PLAT**

1. Subdivide 120 existing lots, 3 Tracts and vacated right-of-way into 191 Residential Lots and 11 Tracts.
2. Grant Easements as shown hereon.
3. Dedicate Right-of-Way as shown hereon.
4. Vacate easements and right-of-way as shown hereon.

OWNER: Collatz, Inc.  
A New Mexico Corporation

BY: [Signature] 5/18/06  
Arlan Collatz, President DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 18, 2006  
By Arlan Collatz, President of Collatz, Inc., A New Mexico Corporation on behalf of said Corporation.

[Signature] June 14, 2006  
NOTARY PUBLIC MY COMMISSION EXPIRES



OWNER: Saltillo Communities, LLC  
(Tracts P, Q and R Saltillo Unit 1)

BY: [Signature] 5/23/06  
Rex Wilson, Member DATE

**OWNER'S ACKNOWLEDGMENT**

STATE OF NEW MEXICO SS  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 23, 2006  
By Rex Wilson, Member of Saltillo Communities, LLC, A New Mexico Limited Liability Company on behalf of said Company.

[Signature] May 23, 2007  
NOTARY PUBLIC MY COMMISSION EXPIRES

PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
**UNIT 1**  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006

**APPROVED AND ACCEPTED BY:**

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Project Number: 1003684

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

**PLAT APPROVAL**

**Utility Approvals:**

PNM Electric Services \_\_\_\_\_ Date

PNM Gas Services \_\_\_\_\_ Date

Qwest \_\_\_\_\_ Date

Comcast \_\_\_\_\_ Date

New Mexico Utilities, Inc. \_\_\_\_\_ Date

**City Approvals:**

[Signature] 6-19-06  
City Surveyor Date

Real Property Division \_\_\_\_\_ Date

Traffic Engineering, Transportation Division \_\_\_\_\_ Date

Water Utility Department \_\_\_\_\_ Date

Parks and Recreation Department \_\_\_\_\_ Date

AMA/FA \_\_\_\_\_ Date

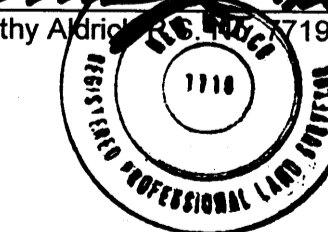
City Engineer \_\_\_\_\_ Date

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, and is true and correct to the best of my knowledge and belief."

[Signature] 06-19-06  
Timothy Aldrich, Registered Professional Land Surveyor Date



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

|                    |                |              |              |
|--------------------|----------------|--------------|--------------|
| Dwg: A4063FPS1.dwg | Drawn: STEPHEN | Checked: ALS | Sheet 1 of 8 |
| Scale: N/A         | Date: 05/18/06 | Job: A04063  |              |

**PLAT FOR  
ANASAZI RIDGE UNIT 1**  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006

| LINE DATA |             |          |        |             |          |
|-----------|-------------|----------|--------|-------------|----------|
| NUMBER    | DIRECTION   | DISTANCE | NUMBER | DIRECTION   | DISTANCE |
| L1        | S09°48'16"W | 32.34    | L18    | S20°50'24"W | 78.44    |
| L2        | S55°40'11"E | 218.51   | L19    | N69°09'36"W | 121.35   |
| L3        | S12°18'08"E | 90.08    | L20    | S20°50'24"W | 85.45    |
| L4        | S74°41'06"W | 111.80   | L21    | N69°09'36"W | 121.38   |
| L5        | N69°10'24"W | 138.31   | L22    | N20°50'24"E | 57.46    |
| L6        | S20°49'18"W | 62.21    | L23    | S87°09'52"W | 34.45    |
| L7        | N69°09'36"W | 119.87   | L24    | S20°50'24"W | 101.86   |
| L8        | S20°50'24"W | 80.00    | L25    | N66°33'19"W | 72.42    |
| L9        | N69°09'36"W | 119.98   | L26    | N00°13'43"E | 44.42    |
| L10       | S20°50'24"W | 7.19     | L27    | N89°45'07"W | 122.57   |
| L11       | S20°50'24"W | 44.16    | L28    | S00°13'43"W | 27.13    |
| L12       | N69°09'36"W | 239.88   | L29    | S86°40'18"W | 171.90   |
| L13       | N20°50'24"E | 160.00   | L30    | S80°18'15"E | 55.57    |
| L14       | N11°13'40"W | 94.18    | L57    | S69°09'36"E | 92.69    |
| L15       | N69°09'36"W | 239.94   | L58    | N80°49'20"W | 102.77   |
| L16       | N20°50'24"E | 41.07    | L59    | S20°50'24"W | 145.25   |
| L17       | S87°09'52"W | 54.60    | L72    | N00°13'43"E | 126.68   |

| CURVE TABLE |        |         |           |         |             |        |
|-------------|--------|---------|-----------|---------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA     | TANGENT | CHORD BRG   | CHORD  |
| C1          | 38.54  | 5000.00 | 0°26'30"  | 19.27   | N77°04'42"E | 38.54  |
| C2          | 57.72  | 5000.00 | 0°39'41"  | 28.86   | N80°52'05"E | 57.72  |
| C3          | 20.04  | 775.00  | 1°28'53"  | 10.02   | N87°54'19"E | 20.04  |
| C4          | 13.21  | 148.05  | 05°06'41" | 6.61    | S02°19'16"E | 13.20  |
| C5          | 73.40  | 325.00  | 12°56'22" | 36.85   | S62°08'22"E | 73.24  |
| C6          | 122.15 | 155.00  | 45°09'06" | 64.44   | S78°14'45"E | 119.01 |
| C7          | 218.68 | 205.00  | 61°07'10" | 121.04  | S70°15'43"E | 208.46 |
| C8          | 111.10 | 275.00  | 23°08'50" | 56.32   | S51°16'33"E | 110.35 |
| C9          | 313.34 | 355.17  | 50°32'50" | 167.69  | S37°34'33"E | 303.28 |
| C10         | 48.70  | 30.00   | 93°00'46" | 31.62   | S58°48'31"E | 43.53  |
| C162        | 57.35  | 50.00   | 65°43'17" | 32.30   | S42°02'19"E | 54.26  |

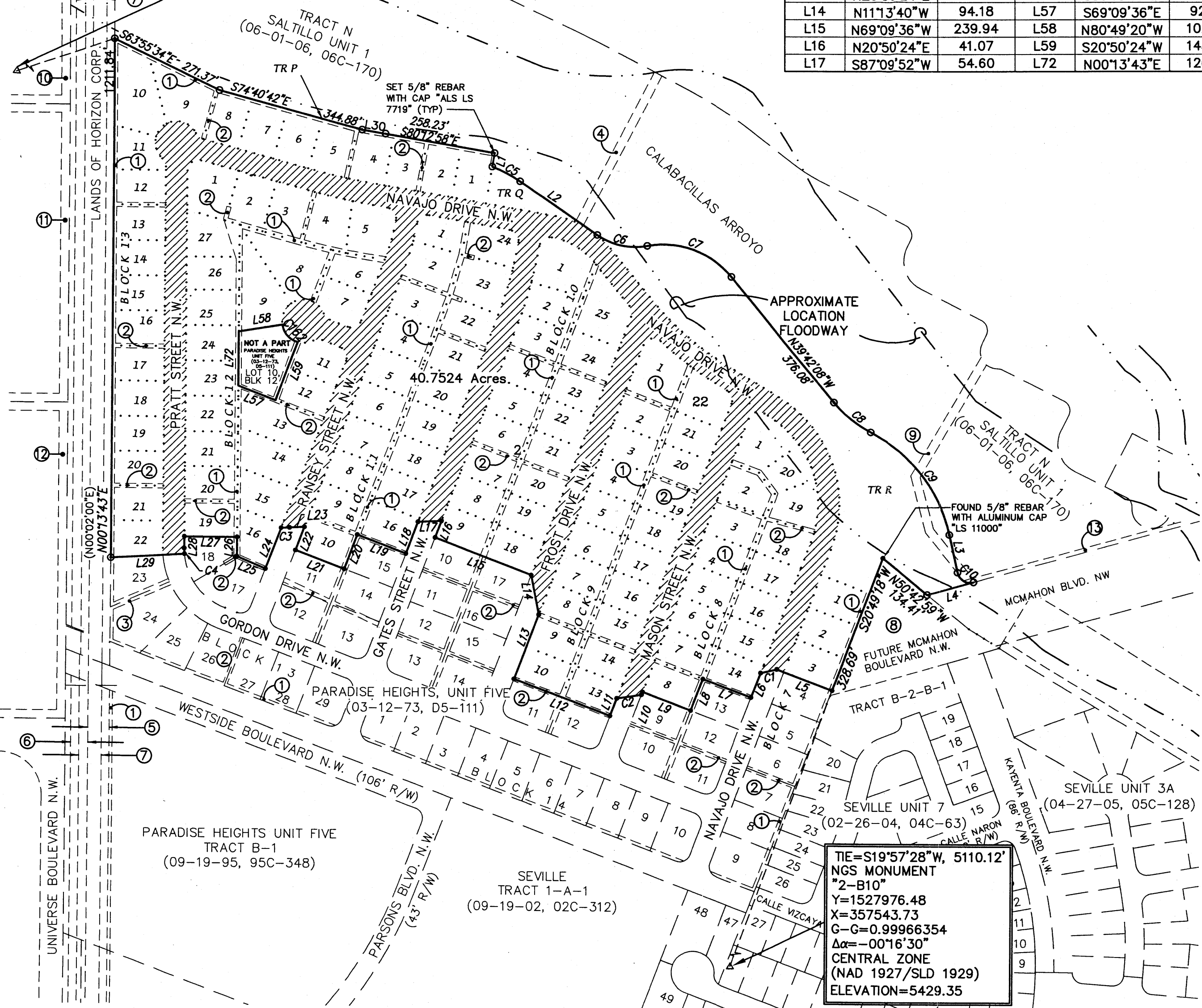
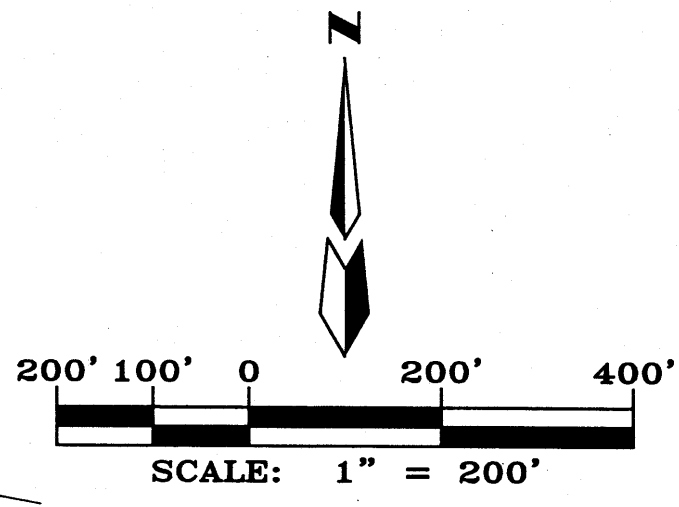
SHRINERS HOSPITALS  
(08-31-93, BK.93-23, PGS. 9015-9016)

WESLEY M. & BETH M. BARE  
(10-23-74, BK.0972, PG.178)  
(01-23-04, BK.A71, PG.8995)

RICHARD L. & DEBRA L. DILLER  
(05-24-96, BK.92-14, PGS.6457-6458)  
(01-23-04, BK.A71, PG.8995)

ALBUQUERQUE TECHNICAL  
VOCATIONAL INSTITUTE  
(04-24-85, BK.D238A, PGS.57-59)

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X=350152.25  
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(NAD 1927/SLD 1929)  
ELEVATION=5570.04

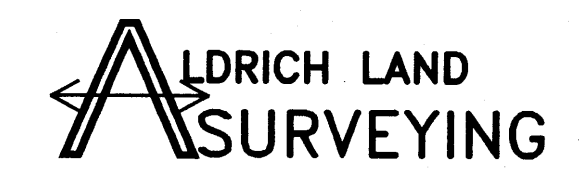


**EXISTING EASEMENTS**

- ① EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
**VACATED BY V-05DRB-00118**
- ② EXISTING 5' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
**VACATED BY V-05DRB-00118**
- ③ EXISTING 15' DRAINAGE EASEMENT (03-12-73, D5-111)
- ④ EXISTING 20' C.O.A. WATERLINE EASEMENT (06-01-06, 06C-170)
- ⑤ EXISTING 50' R.E.A. EASEMENT (03-12-73, D5-111)
- ⑥ EXISTING 40' DRAINAGE EASEMENT (03-12-73, D5-111)
- ⑦ EXISTING 50' PLAINS ELECTRIC EASEMENT (05-08-53, BK. 14, PG 341)
- ⑧ EXISTING PUBLIC ROADWAY EASEMENT (12-20-00, 02C-310)
- ⑨ EXISTING 20' C.O.A. SANITARY SEWER EASEMENT (06-01-06, 06C-170)
- ⑩ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (04-72, BK. D916, PG.122)
- ⑪ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (01-11-71, BK.D887, PG.607)
- ⑫ EXISTING 20' APPURTENANT EASEMENT FOR PUBLIC ROADWAY AND UTILITIES (01-11-71, BK. D887, PG.607)
- ⑬ EXISTING 10' PUBLIC UTILITY EASEMENT (06-01-06, 06C-170)

**SITE BENCHMARK**

ACS MONUMENT  
"SANDBERN"  
ELEVATION=5456.92  
(SLD 1929)



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

**NOTE: (PROPERTY LINES TO BE ELIMINATED BY THIS PLAT.)**  
ALL OF: PARADISE HEIGHTS, UNIT FIVE: LOTS 1 THRU 3, BLOCK 7; LOTS 1 THRU 8 AND LOTS 14 THRU 20, BLOCK 8; LOTS 1 THRU 10 AND 13 THRU 22, BLOCK 9; LOTS 1 THRU 9 AND LOTS 18 THRU 25, BLOCK 10; LOTS 1 THRU 10 AND LOTS 16 THRU 24, BLOCK 11; LOTS 1 THRU 9, 11 THRU 16 AND LOTS 19 THRU 27, BLOCK 12; LOTS 1 THRU 22, BLOCK 13; AND ALL OF TRACTS P, Q AND R, SALTILLO UNIT 1.

/// DENOTES RIGHT-OF-WAY VACATION  
A PORTION OF: RAMSEY STREET N.W., GATES STREET N.W., FROST DRIVE N.W. MASON STREET N.W. AND NAVAJO DRIVE N.W.  
ALL OF: PRATT STREET N.W.  
**VACATED BY: 05DRB-00118**

EXISTING RIGHT-OF-WAY VACATION  
325,625 SQUARE FEET  
7.4294 ACRES

SEE SHEET 8 FOR LINE & CURVE DATA

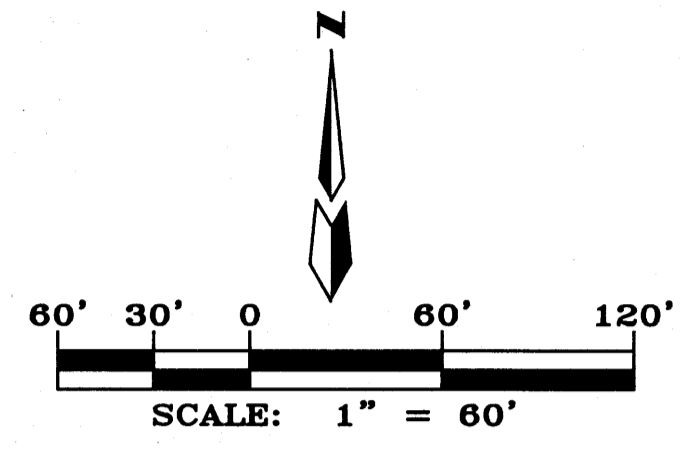
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| Dwg: A4063FPS2.dwg | Drawn: RICHARD | Checked: ALS | Sheet | of |
| Scale: 1"=200'     | Date: 06/19/06 | Job: A04063  | 2     | 8  |



PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

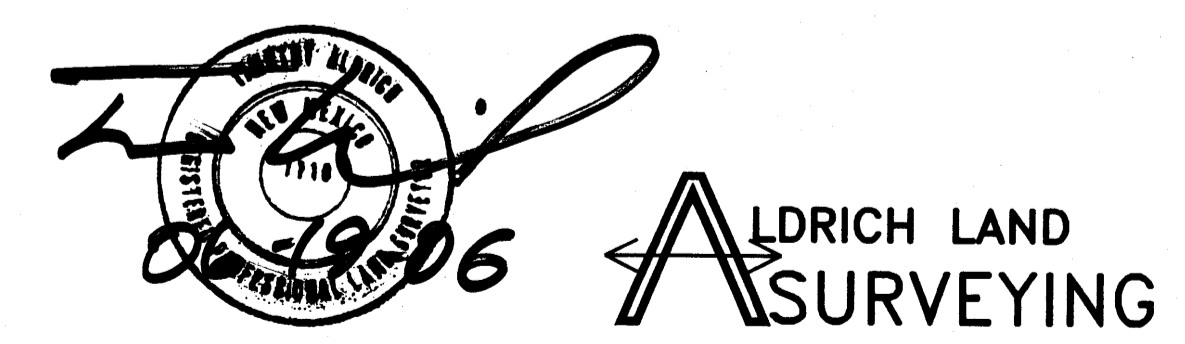
**ABBREVIATIONS**  
 10' PUE = PUBLIC UTILITY EASEMENTS  
 GRANTED WITH THIS PLAT  
 R/W = RIGHT-OF-WAY  
 C.O.A. = CITY OF ALBUQUERQUE

ALL STREETS SHOWN HEREON ARE  
 HEREBY DEDICATED IN FEE SIMPLE  
 WITH WARRANTY COVENANTS AS  
 PUBLIC RIGHT-OF-WAY



- NEW EASEMENTS**
- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
  - (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
  - (C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.

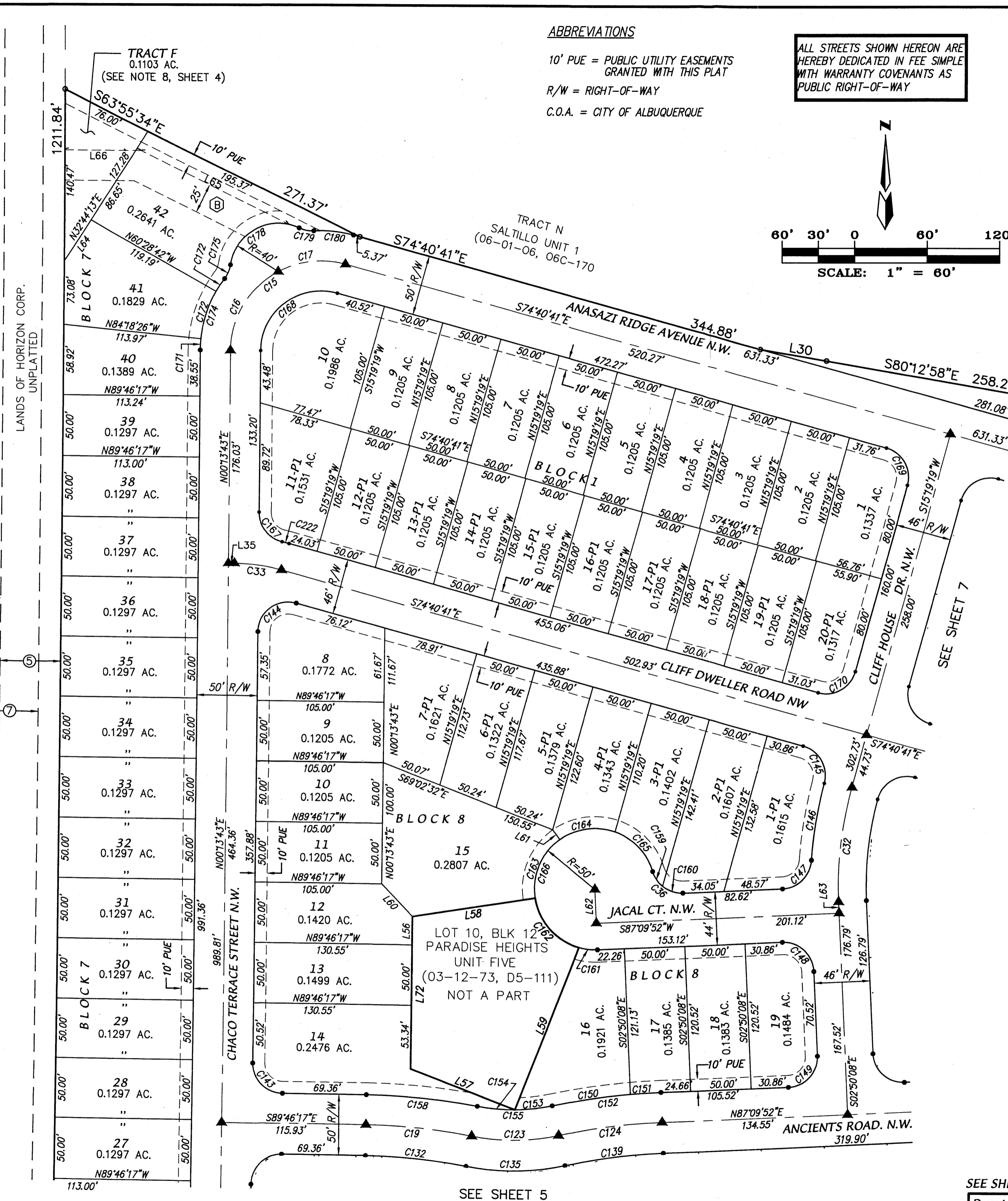
- NOTES:**
1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
  2. Distances are ground distances.
  3. Bearings and distances in parenthesis are record.
  4. Basis of boundary are the following plats and documents of record entitled:  
 PLAT OF "SALTILLO UNIT 1", (06-01-06, 06C-170)  
 PLAT OF "RIO RANCHO ESTATES, UNIT 10", (05-06-68, BK.1 - PG.75)  
 PLAT OF "PARADISE HEIGHTS, UNIT FOUR", (05-07-68, D3-201)  
 REPLAT OF "PARADISE HEIGHTS, UNIT FOUR", (07-03-75, D6-161)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE", (03-12-73, D5-111)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE, TRACT B-1", (09-19-95, 95C-348)  
 PLAT OF "SEVILLE", UNIT 7 (02-26-04, 04C-63)  
 PLAT OF "SEVILLE, UNIT 3A", (04-27-05, 05C-128)  
 PLAT OF "LANDS OF PARADISE HEIGHTS, L.L.C.", (06-24-03, 03C-189)  
 RESULT OF SURVEY "NW 1/4 NW 1/4 TRACT 12 AND THE NORTH LINE OF THE NORTH 1/2 NE 1/4 TRACT 12 (08-30-00, 2000S-127)  
 "QUIT CLAIM DEED" (10-15-03, BK. 406, PGS. 177138-177170)  
 "SPECIAL WARRANTY DEED" (04-27-95, BK. 95-10, PGS. 3147-3158)  
 records of Bernalillo County, New Mexico.
  5. All street centerline monumentation shall be installed at all pc's, pt's, angle points and street intersections and shown thus (▲) and will be marked by (4") Aluminum Cap stamped: "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION DO NOT DISTURB PLS 7719"
  6. Unless otherwise noted all corners are set #5 rebar with cap "ALS LS 7719" (TYP.).
  7. Tracts "E" and "G" thru "N" are reserved for Future Development.
  8. Tracts "D" AND "F" are hereby dedicated to the City of Albuquerque Open Space with this plat. Tracts D and F are eligible for Open Impact Fee Credits as shown on the CCIP when they are dedicated to the City. A Public Drainage Easement over and across Tracts "D" and "F" is hereby granted to A.M.A.F.C.A. with this plat. (See Sheet 7 for Dedication)
  9. This subdivision is within the New Mexico Utilities, Inc. franchise area. Water and Sanitary Sewer capabilities are based on the New Mexico Utilities, Inc. and not the City of Albuquerque's.
  10. All lots shown with the P-1 designation shall conform to intermittent design criteria.



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

SEE SHEET 8 FOR CURVE & LINE TABLE

|   |                |              |              |
|---|----------------|--------------|--------------|
| Dwg: A4063AR\FINAL PLAT\A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 4 of 8 |
| Scale: 1"=60'                           | Date: 06/16/06 | Job: A04063  |              |



TRACT F  
 0.1103 AC.  
 (SEE NOTE 8, SHEET 4)

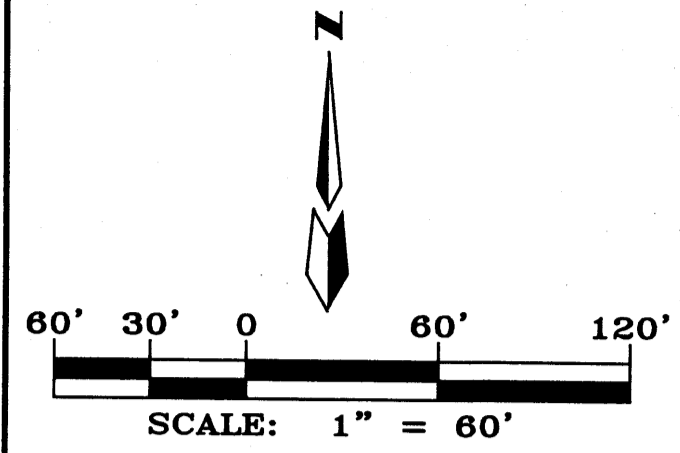
TRACT N  
 SALTILLO UNIT 1  
 (06-01-06, 06C-170)

LANDS OF HORIZON CORP.  
 UNPLATTED

SEE SHEET 5

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**PLAT FOR  
ANASAZI RIDGE UNIT 1**  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006



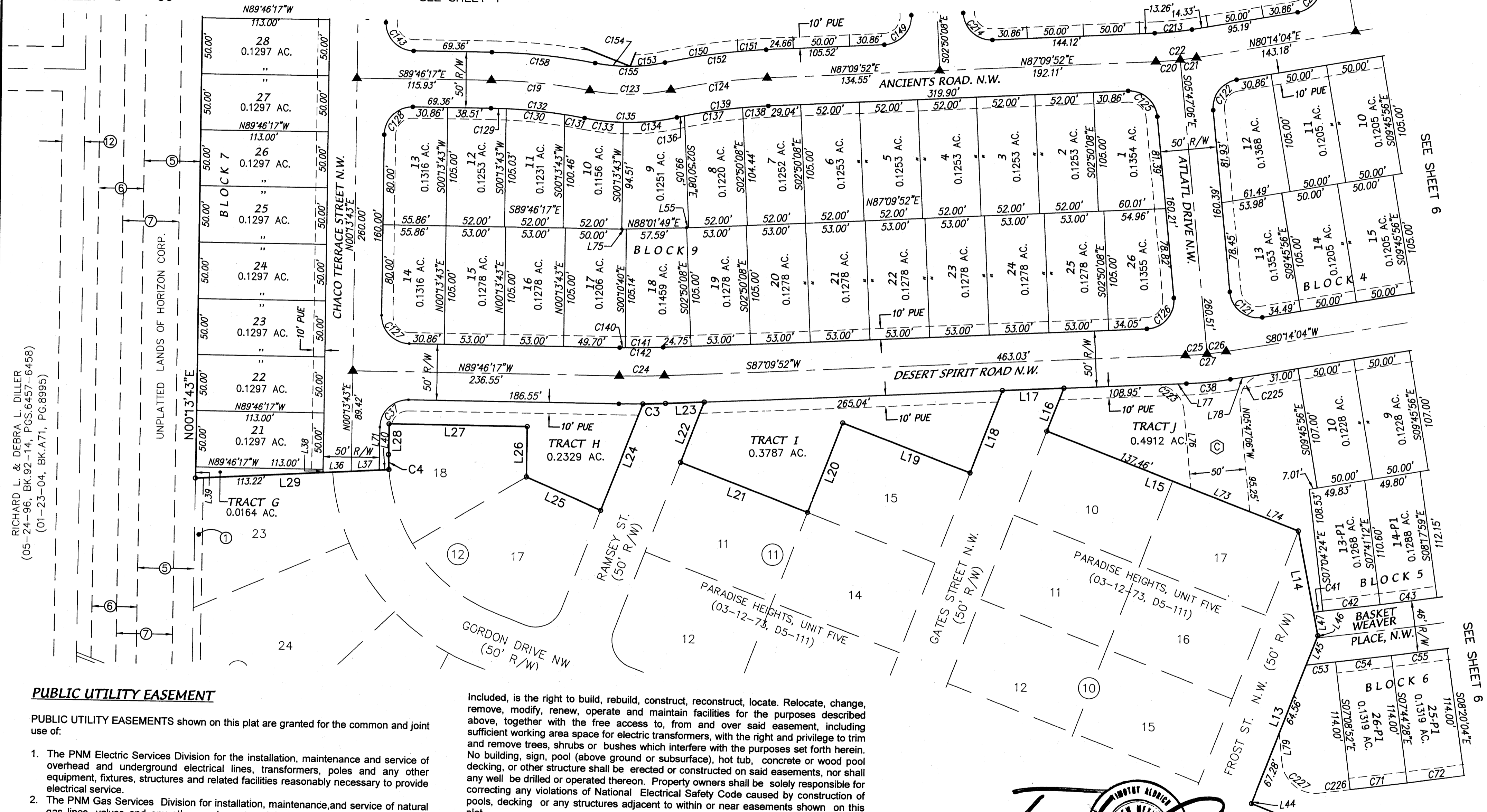
ALL STREETS SHOWN HEREON ARE  
HEREBY DEDICATED IN FEE SIMPLE  
WITH WARRANTY COVENANTS AS  
PUBLIC RIGHT-OF-WAY

**ABBREVIATIONS**

10' PUE = PUBLIC UTILITY EASEMENTS  
GRANTED WITH THIS PLAT  
  
R/W = RIGHT-OF-WAY  
  
C.O.A. = CITY OF ALBUQUERQUE

**NEW EASEMENTS**

- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
- (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
- (C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.



RICHARD L. & DEBRA L. DILLER  
(05-24-96, BK.92-14, PGS.6457-6458)  
(01-23-04, BK.A71, PG.8995)

**PUBLIC UTILITY EASEMENT**

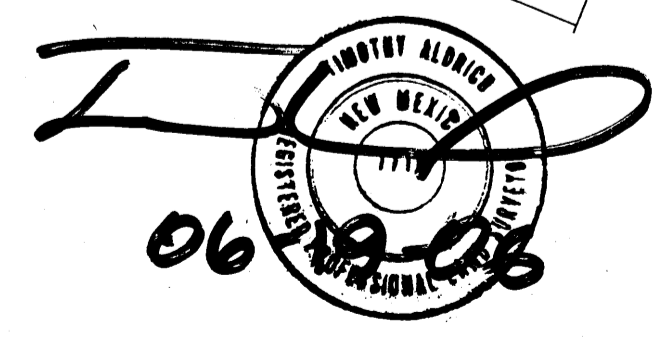
PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- The PNM Electric Services Division 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.
- The PNM Gas Services Division for installation, maintenance, and service of natural gas lines, valves and any other equipment and facilities reasonably necessary to provide natural gas.
- Qwest for installation, maintenance and service of such lines, cable and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
- Comcast cable for installation, maintenance and service of such lines, cable and other related facilities reasonably necessary to provide Cable TV service.

Included, is the right to build, rebuild, construct, reconstruct, locate, Relocate, change, remove, modify, renew, operate and maintain facilities for the purposes described above, together with the free access to, from and over said easement, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, sign, pool (above ground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code caused by construction of pools, decking or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies did not conduct a Title Search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not shown on this plat.

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

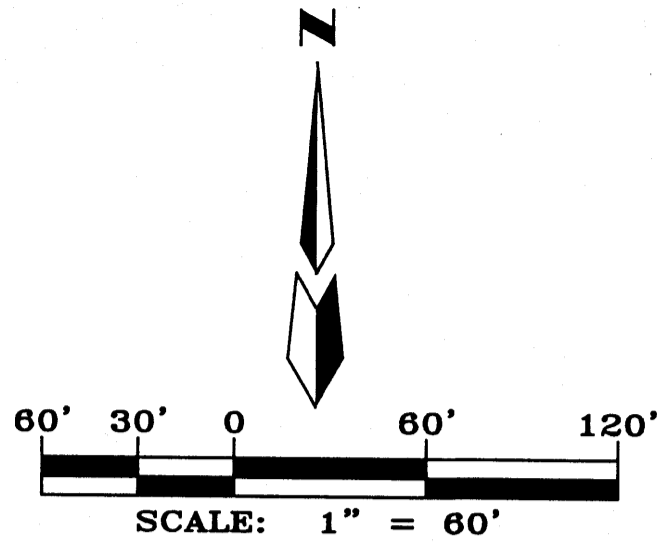


P.O. BOX 30701, ALBU., N.M. 87190  
505-884-1990

SEE SHEET 8 FOR CURVE & LINE TABLE

|                      |                |              |              |
|----------------------|----------------|--------------|--------------|
| Dwg: A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 5 of 8 |
| Scale: 1"=60'        | Date: 06/16/06 | Job: A04063  |              |

PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

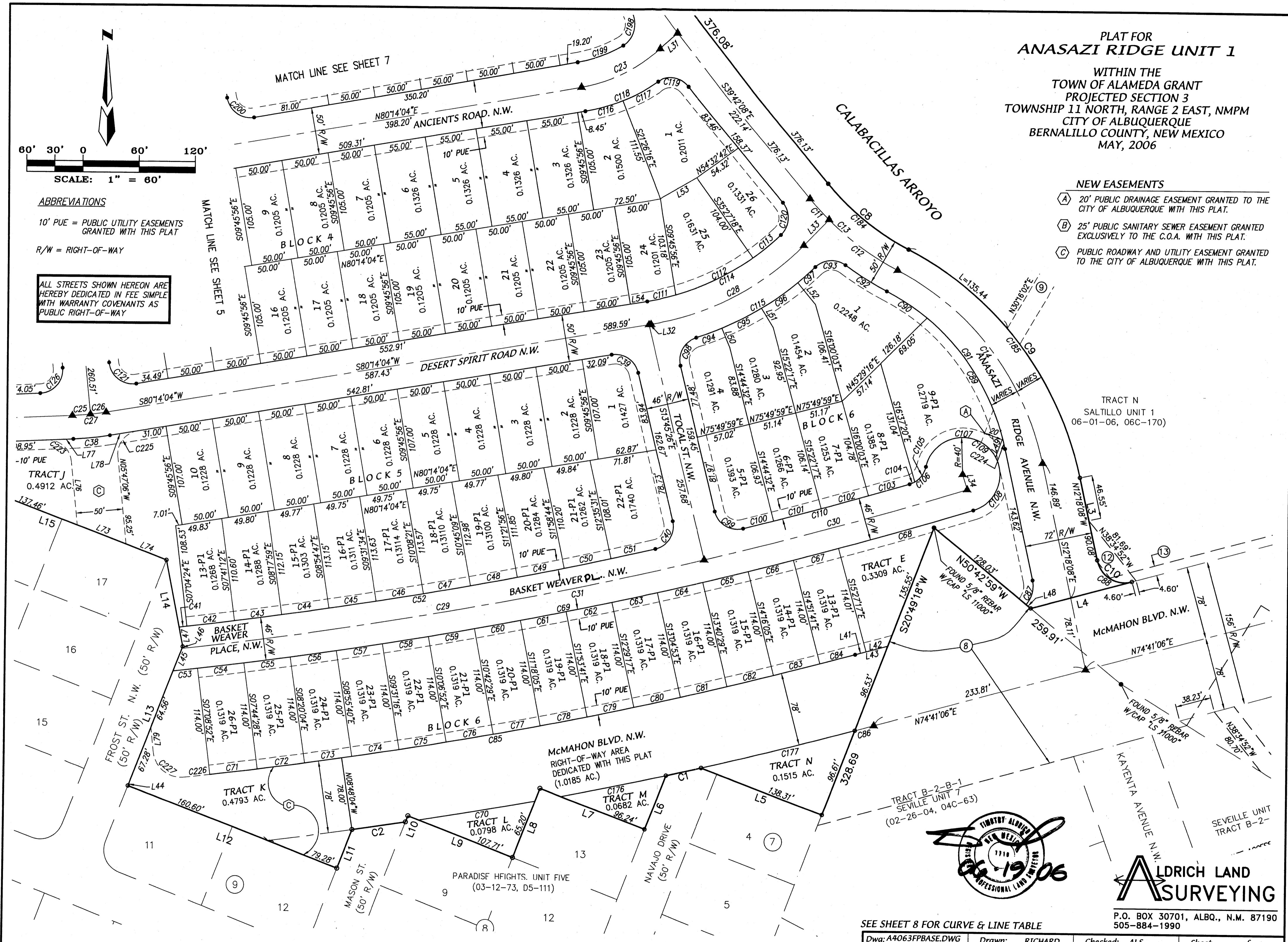


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TRACT N  
 SALTILLO UNIT 1  
 06-01-06, 06C-170)



**ALDRICH LAND SURVEYING**

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

SEE SHEET 8 FOR CURVE & LINE TABLE

|  |                |              |              |
|--|----------------|--------------|--------------|
| Dwg: A4063R\FINAL PLAT\A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 6 of 8 |
| Scale: 1"=60'                          | Date: 06/16/06 | Job: A04063  |              |

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**DRAINAGE EASEMENT DEDICATION**

Dedication to the ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY, Grantee, its successors and assigns, of lands, rights of way, and easements designated herein as "Flood Plain Easement" or "Drainage Easement" is with the full and free consent and in accordance with the desire of the undersigned owner, Grantor. This dedication is for drainage, flood control, conveyance and storage of storm water, and the construction, operation, maintenance, reconstruction or replacement of, and access to, such facilities, and for subordinate recreational use and access on such facilities. Except by the written approval of Grantee, no fence, wall, building or other obstruction may be placed or maintained on any property dedicated to Grantee hereby, and there shall be no alteration of the grades or contours in such property. This dedication shall not obligate Grantee to maintain natural arroyos, drainage channels or other facilities that do not meet the standards of the Grantee for design and construction, nor shall this granting require the protection of property lying outside of the area dedicated. Grantee shall only maintain property and/or improvements that it specifically agrees, in writing, to maintain. Absent a written maintenance agreement, such responsibility shall remain with the Grantor, its successors and assigns. Landscaping or maintenance work by the Grantor within the property hereby dedicated shall not alter the present flowline, capacity or permeability of the present flood way area except in an emergency. If emergency work is performed, Grantor shall notify Grantee as soon as practical thereafter. Grantee will then determine if the emergency work can remain or must be removed or modified. Safe locations for structures built on lands adjacent to the property dedicated hereby may be substantially outside of the area described. Grantor covenants and warrants that it is the owner in fee simple of the property and that it has a good and lawful right to dedicate the right of way or easement interests described herein. Any portion of any land, right of way or easements granted herein shall revert to the Grantor, its successors or assigns, as and to the extent said portion is declared unnecessary for flood control or drainage by the Board of Directors of the Albuquerque Metropolitan Arroyo Flood Control Authority. Any reversion shall be conveyed by quitclaim deed. Vacation approval consistent with the City of Albuquerque or Bernalillo County Subdivision Ordinances will also be required.

**PLAT FOR  
ANASAZI RIDGE UNIT 1  
WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
MAY, 2006**

**LEGAL DESCRIPTION**

A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS P, Q & R, SALTILLO UNIT 1 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 June 1, 2006 in Book 2006C, Page 170; together with Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 16 thru 24, Block 11; Lots 1 thru 9, 11 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., and portions of Ramsey Street N.W., Gates Street N.W., Frost Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 40.7524 acres more or less.

BEGINNING at a point on the northerly side of the herein described tract, from whence the Albuquerque Control Survey Monument "1-A10" bears N 34°28'27" E, 773.62 feet;  
 THENCE S 09°48'16" W, 32.34 feet to a point on curve;  
 THENCE 73.40 feet along a curve to the right, whose radius is 325.00 feet through a central angle of 12°56'22" and whose chord bears S 62°08'22" E, 73.24 feet to a point of tangency;  
 THENCE S 55°40'11" E, 218.51 feet to a point of curvature;  
 THENCE 122.15 feet along a curve to the left, whose radius is 155.00 feet through a central angle of 45°09'06" and whose chord bears S 78°14'45" E, 119.01 feet to a point of reverse curve;  
 THENCE 218.68 feet along a curve to the right, whose radius is 205.00 feet through a central angle of 61°07'10" and whose chord bears S 70°15'43" E, 208.46 feet to a point of tangency;  
 THENCE S 39°42'08" E, 376.13 feet to a point of curvature;  
 THENCE 111.10 feet along a curve to the left, whose radius is 275.00 feet through a central angle of 23°08'50" and whose chord bears S 51°16'33" E, 110.35 feet to a point of reverse curve;  
 THENCE 313.34 feet along a curve to the right, whose radius is 355.17 feet through a central angle of 50°32'50" and whose chord bears S 37°34'33" E, 303.28 feet to a point of tangency;  
 THENCE S 12°18'08" E, 90.08 feet to a point of curvature;  
 THENCE 48.70 feet along a curve to the left, whose radius is 30.00 feet through a central angle of 93°00'46" and whose chord bears S 58°48'31" E, 43.53 feet to the southeast corner;  
 THENCE S 74°41'06" W, 111.80 feet to a point;  
 THENCE N 50°42'59" W, 134.31 feet to a point;  
 THENCE S 20°49'18" W, 328.69 feet to a point;  
 THENCE N 69°10'24" W, 138.31 feet to a point on curve;  
 THENCE 38.54 feet along a curve to the right, whose radius is 5000.00 feet through a central angle of 00°26'30" and whose chord bears S 77°04'42" W, 38.54 feet to a point;  
 THENCE S 20°49'18" W, 62.21 feet to a point;  
 THENCE N 69°09'36" W, 119.87 feet to a point;  
 THENCE N 69°09'36" W, 119.98 feet to a point;  
 THENCE S 20°50'24" W, 7.19 feet to a point on curve;  
 THENCE 57.72 feet along a curve to the right, whose radius is 5000.00 feet through a central angle of 00°39'41" and whose chord bears S 80°52'05" W, 57.72 feet to a point;  
 THENCE S 20°50'24" W, 44.16 feet to a point;  
 THENCE N 69°09'36" W, 239.88 feet to a point;  
 THENCE N 69°09'36" W, 239.88 feet to a point;  
 THENCE S 20°50'24" E, 160.00 feet to a point;  
 THENCE N 11°13'40" W, 94.18 feet to a point;  
 THENCE N 69°09'36" W, 239.94 feet to a point;  
 THENCE S 20°50'24" E, 41.07 feet to a point;  
 THENCE S 87°09'52" W, 54.60 feet to a point;  
 THENCE S 20°50'24" W, 78.44 feet to a point;  
 THENCE N 69°09'36" W, 121.35 feet to a point;  
 THENCE S 20°50'24" W, 85.45 feet to a point;  
 THENCE N 69°09'36" W, 121.38 feet to a point;  
 THENCE S 20°50'24" E, 57.46 feet to a point;  
 THENCE S 87°09'52" W, 34.45 feet to a point of curvature;  
 THENCE 20.04 feet along a curve to the right, whose radius is 775.00 feet through a central angle of 01°28'53" and whose chord bears S 87°54'19" W, 20.04 feet to a point;  
 THENCE S 20°50'24" W, 101.86 feet to a point;  
 THENCE S 20°50'24" W, 78.44 feet to a point;  
 THENCE N 69°09'36" W, 121.35 feet to a point;  
 THENCE S 20°50'24" W, 85.45 feet to a point;  
 THENCE N 69°09'36" W, 121.38 feet to a point;  
 THENCE S 20°50'24" E, 57.46 feet to a point;  
 THENCE S 87°09'52" W, 34.45 feet to a point of curvature;  
 THENCE 20.04 feet along a curve to the right, whose radius is 775.00 feet through a central angle of 01°28'53" and whose chord bears S 87°54'19" W, 20.04 feet to a point;  
 THENCE S 20°50'24" W, 101.86 feet to a point;  
 THENCE N 66°33'19" W, 72.42 feet to a point;  
 THENCE N 00°13'43" E, 44.42 feet to a point;  
 THENCE N 89°45'07" W, 122.57 feet to a point;  
 THENCE S 00°13'43" W, 27.13 feet to a point of curvature;  
 THENCE 13.21 feet along a curve to the left, whose radius is 148.05 feet through a central angle of 05°06'41" and whose chord bears S 02°19'16" E, 13.20 feet to a point;  
 THENCE S 86°40'18" W, 171.90 feet to the southwest corner;  
 THENCE N 00°13'43" E, 1211.84 feet to the northwest corner;  
 THENCE S 63°55'34" E, 271.37 feet to a point;  
 THENCE S 74°40'41" E, 344.88 feet to a point;  
 THENCE S 80°18'15" E, 55.57 feet to a point;  
 THENCE S 80°12'58" E, 258.23 feet to a point of beginning and containing 40.7511 (GROSS) acres more or less.

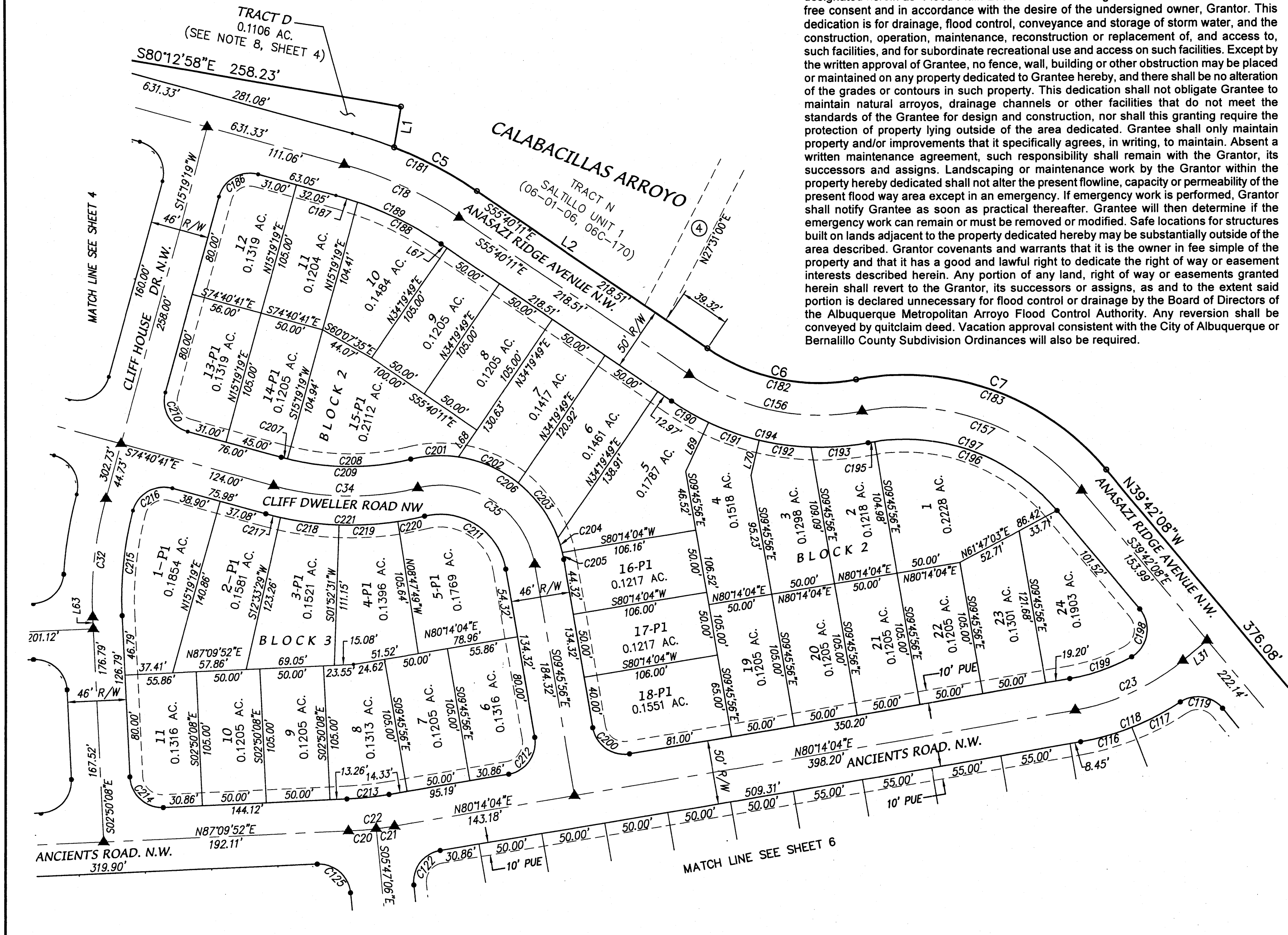
EXCEPTING therefrom LOT 10, BLOCK 12, UNIT FIVE, PARADISE HEIGHTS as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on March 12, 1973 in Book D5, Page 111 containing 0.4020 acres and containing 40.3491 (NET) acres more or less.



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

SEE SHEET 8 FOR CURVE & LINE TABLE

|                      |                |              |              |
|----------------------|----------------|--------------|--------------|
| Dwg: A4063FPBASE.DWG | Drawn: RICHARD | Checked: ALS | Sheet 7 of 8 |
| Scale: 1"=60'        | Date: 06/19/06 | Job: A04063  |              |



- NEW EASEMENTS**
- (A) 20' PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.
  - (B) 25' PUBLIC SANITARY SEWER EASEMENT GRANTED EXCLUSIVELY TO THE C.O.A. WITH THIS PLAT.
  - (C) PUBLIC ROADWAY AND UTILITY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE WITH THIS PLAT.

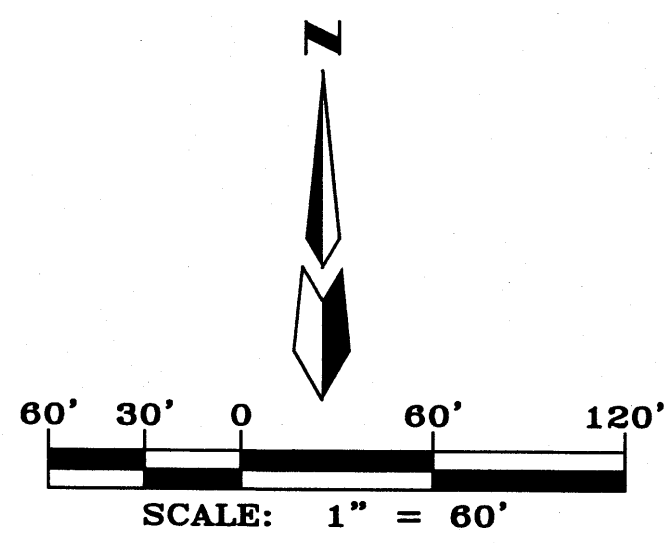
**ABBREVIATIONS**

10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT

R/W = RIGHT-OF-WAY

C.O.A. = CITY OF ALBUQUERQUE

ALL STREETS SHOWN HEREON ARE HEREBY DEDICATED IN FEE SIMPLE WITH WARRANTY COVENANTS AS PUBLIC RIGHT-OF-WAY



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PLAT FOR  
**ANASAZI RIDGE UNIT 1**  
 WITHIN THE  
 TOWN OF ALAMEDA GRANT  
 PROJECTED SECTION 3  
 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 MAY, 2006

| CURVE TABLE |        |         |            |         |             | CURVE TABLE |       |        |         |            |         | CURVE TABLE |        |       |        |         |            |         |             |        |
|-------------|--------|---------|------------|---------|-------------|-------------|-------|--------|---------|------------|---------|-------------|--------|-------|--------|---------|------------|---------|-------------|--------|
| CURVE       | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD       | CURVE | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD  | CURVE | LENGTH | RADIUS  | DELTA      | TANGENT | CHORD BRG   | CHORD  |
| C1          | 38.54  | 5000.00 | 0°26'30"   | 19.27   | N77°04'42"E | 38.54       | C75   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N80°10'56"E | 50.97  | C150  | 65.41  | 525.00  | 7°08'17"   | 32.75   | S80°49'44"W | 65.36  |
| C2          | 57.72  | 5000.00 | 0°39'41"   | 28.86   | N80°52'05"E | 57.72       | C76   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N79°35'19"E | 50.97  | C151  | 25.35  | 525.00  | 2°46'00"   | 12.68   | S85°46'52"W | 25.35  |
| C3          | 20.04  | 775.00  | 1°28'53"   | 10.02   | N87°54'19"E | 20.04       | C77   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N78°59'43"E | 50.97  | C152  | 90.76  | 525.00  | 9°54'17"   | 45.49   | S82°12'44"W | 90.64  |
| C4          | 13.21  | 148.05  | 5°06'41"   | 6.61    | S02°19'16"E | 13.20       | C78   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N78°24'07"E | 50.97  | C153  | 31.16  | 155.00  | 11°31'00"  | 15.63   | N83°01'05"E | 31.10  |
| C5          | 73.40  | 325.00  | 12°56'22"  | 36.85   | S62°08'22"E | 73.24       | C79   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N77°48'31"E | 50.97  | C154  | 31.20  | 155.00  | 11°31'55"  | 15.65   | S85°27'27"E | 31.14  |
| C6          | 122.15 | 155.00  | 45°09'06"  | 64.44   | S78°14'45"E | 119.01      | C80   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N77°12'55"E | 50.97  | C155  | 62.35  | 155.00  | 23°02'55"  | 31.60   | N88°47'03"E | 61.93  |
| C7          | 218.68 | 205.00  | 61°07'10"  | 121.04  | N70°15'43"W | 208.46      | C81   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N76°01'43"E | 50.97  | C156  | 141.85 | 180.00  | 45°09'06"  | 74.84   | S78°14'45"E | 138.21 |
| C8          | 111.10 | 275.00  | 23°08'50"  | 56.32   | S51°16'33"E | 110.35      | C82   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N75°26'07"E | 50.97  | C157  | 192.01 | 180.00  | 61°07'10"  | 106.28  | N70°15'43"W | 183.04 |
| C9          | 313.34 | 355.17  | 50°32'50"  | 167.69  | N37°34'33"W | 303.28      | C83   | 50.97  | 4922.00 | 0°35'36"   | 25.49   | N74°54'42"E | 38.98  | C158  | 92.36  | 525.00  | 10°04'48"  | 46.30   | N84°43'53"W | 92.24  |
| C10         | 48.70  | 30.00   | 93°00'46"  | 31.62   | S58°48'31"E | 43.53       | C84   | 38.98  | 4922.00 | 0°27'13"   | 19.49   | N74°54'42"E | 38.98  | C159  | 14.81  | 25.00   | 33°56'38"  | 7.63    | S34°28'56"E | 14.60  |
| C11         | 30.10  | 300.00  | 5°44'57"   | 15.06   | S42°34'37"E | 30.09       | C85   | 701.61 | 4922.00 | 8°10'02"   | 351.40  | N78°46'07"E | 701.02 | C160  | 18.06  | 25.00   | 41°22'52"  | 9.44    | S72°08'42"E | 17.67  |
| C12         | 91.10  | 300.00  | 17°23'53"  | 45.90   | S54°09'02"E | 90.75       | C86   | 20.87  | 5000.00 | 0°14'21"   | 10.44   | N74°48'16"E | 20.87  | C161  | 15.65  | 50.00   | 17°56'10"  | 7.89    | S83°52'03"E | 15.59  |
| C13         | 121.20 | 300.00  | 23°08'50"  | 61.44   | S51°16'33"E | 120.38      | C87   | 27.77  | 30.00   | 53°02'24"  | 14.97   | N141°3'03"E | 26.79  | C162  | 57.35  | 50.00   | 65°43'17"  | 32.30   | S42°02'19"E | 54.26  |
| C14         | 264.66 | 300.00  | 50°32'50"  | 141.64  | N37°34'33"W | 256.16      | C88   | 48.70  | 30.00   | 93°00'46"  | 31.62   | S58°48'31"E | 43.53  | C163  | 55.14  | 50.00   | 63°10'50"  | 30.75   | S22°24'44"W | 52.38  |
| C15         | 137.57 | 75.00   | 105°05'36" | 97.91   | S52°46'31"W | 119.08      | C89   | 152.79 | 244.83  | 35°45'25"  | 78.98   | N32°52'28"W | 150.32 | C164  | 47.95  | 50.00   | 54°56'41"  | 26.00   | S81°28'30"W | 46.13  |
| C16         | 80.27  | 75.00   | 61°19'29"  | 44.47   | S30°53'28"W | 76.50       | C90   | 51.69  | 244.83  | 12°05'47"  | 25.94   | N56°48'05"W | 51.59  | C165  | 46.72  | 50.00   | 53°32'33"  | 25.23   | N44°16'54"W | 45.04  |
| C17         | 57.29  | 75.00   | 43°46'06"  | 30.13   | S83°26'16"W | 55.91       | C91   | 215.99 | 244.83  | 50°35'50"  | 115.59  | N37°34'33"W | 209.05 | C166  | 222.81 | 50.00   | 255°19'31" | 64.78   | S34°49'38"W | 79.16  |
| C18         | 99.53  | 300.00  | 19°00'30"  | 50.22   | N65°10'26"W | 99.07       | C92   | 52.19  | 325.00  | 9°12'04"   | 26.15   | S58°14'56"E | 52.14  | C167  | 33.54  | 25.00   | 76°52'22"  | 19.84   | S38°12'28"E | 31.08  |
| C19         | 87.96  | 500.00  | 10°04'48"  | 44.10   | N84°43'53"W | 87.85       | C93   | 35.10  | 25.00   | 80°26'56"  | 21.14   | S86°07'37"W | 32.29  | C168  | 91.71  | 50.00   | 105°05'36" | 65.27   | S52°46'31"W | 79.38  |
| C20         | 21.73  | 300.00  | 4°09'02"   | 10.87   | N85°05'21"E | 21.73       | C94   | 29.07  | 325.00  | 5°07'31"   | 14.55   | N69°35'24"E | 29.06  | C169  | 39.27  | 25.00   | 90°00'00"  | 25.00   | N29°40'41"W | 35.36  |
| C21         | 14.55  | 300.00  | 2°46'47"   | 7.28    | N81°37'27"E | 14.55       | C95   | 47.47  | 325.00  | 8°22'07"   | 23.78   | N62°50'35"E | 47.43  | C170  | 39.27  | 25.00   | 90°00'00"  | 25.00   | N60°19'19"E | 35.36  |
| C22         | 36.29  | 300.00  | 6°55'49"   | 18.17   | N83°41'58"E | 36.26       | C96   | 47.31  | 325.00  | 8°20'25"   | 23.70   | N54°29'19"E | 47.27  | C171  | 9.54   | 100.00  | 5°27'51"   | 4.77    | S02°57'39"W | 9.53   |
| C23         | 94.05  | 180.00  | 29°56'12"  | 48.12   | N65°15'58"E | 92.98       | C97   | 25.05  | 325.00  | 4°24'57"   | 12.53   | N48°06'38"E | 25.04  | C172  | 41.59  | 100.00  | 23°49'44"  | 21.10   | S17°36'26"W | 41.29  |
| C24         | 40.11  | 750.00  | 3°03'51"   | 20.06   | N88°41'48"E | 40.10       | C98   | 37.49  | 25.00   | 85°54'36"  | 23.28   | S29°11'52"W | 34.07  | C173  | 12.67  | 100.00  | 7°15'44"   | 6.35    | S33°09'10"W | 12.67  |
| C25         | 19.39  | 300.00  | 3°42'11"   | 9.70    | N85°18'47"E | 19.39       | C99   | 39.52  | 25.00   | 90°34'50"  | 25.25   | S59°02'51"E | 35.53  | C174  | 63.80  | 100.00  | 36°33'19"  | 33.03   | S18°30'22"W | 62.72  |
| C26         | 16.90  | 300.00  | 3°13'38"   | 8.45    | N81°50'53"E | 16.90       | C100  | 33.60  | 4762.00 | 0°24'15"   | 16.80   | N75°27'36"E | 33.60  | C175  | 12.61  | 25.00   | 28°54'34"  | 6.44    | N22°19'45"E | 12.48  |
| C27         | 36.29  | 300.00  | 6°55'49"   | 18.17   | N83°41'58"E | 36.26       | C101  | 52.31  | 4762.00 | 0°37'46"   | 26.15   | N74°56'36"E | 52.31  | C176  | 114.59 | 5000.00 | 01°18'47"  | 57.30   | N77°57'20"E | 114.59 |
| C28         | 186.85 | 300.00  | 35°41'09"  | 96.57   | N62°23'29"E | 183.85      | C102  | 52.31  | 4762.00 | 0°37'46"   | 26.16   | N74°18'50"E | 52.31  | C177  | 168.71 | 5000.00 | 01°56'00"  | 84.37   | N75°53'27"E | 168.71 |
| C29         | 566.20 | 4785.00 | 6°46'47"   | 283.43  | N79°37'57"E | 565.87      | C103  | 45.56  | 4762.00 | 0°32'53"   | 22.78   | N63°43'30"E | 45.56  | C178  | 74.95  | 40.00   | 107°21'29" | 54.41   | S61°33'12"W | 64.46  |
| C30         | 290.68 | 4785.00 | 3°28'50"   | 145.39  | N74°30'09"E | 290.64      | C104  | 6.14   | 25.00   | 14°04'03"  | 3.08    | N76°25'02"E | 6.12   | C179  | 12.61  | 25.00   | 28°54'34"  | 6.44    | S79°13'20"E | 12.48  |
| C31         | 856.88 | 4785.00 | 10°15'37"  | 429.59  | N77°53'32"E | 855.73      | C105  | 20.85  | 25.00   | 47°47'34"  | 11.08   | N35°29'13"E | 20.25  | C180  | 33.16  | 100.00  | 18°59'56"  | 16.73   | N84°10'39"W | 33.01  |
| C32         | 95.07  | 300.00  | 18°09'27"  | 47.94   | S06°14'36"W | 94.67       | C106  | 26.99  | 25.00   | 61°51'37"  | 14.98   | N42°31'15"E | 25.70  | C181  | 107.82 | 325.00  | 19°00'30"  | 54.41   | N65°10'26"W | 107.33 |
| C33         | 39.51  | 150.00  | 15°05'36"  | 19.87   | N82°13'29"W | 39.40       | C107  | 97.65  | 40.00   | 139°52'32" | 109.53  | N81°31'42"E | 75.15  | C182  | 122.15 | 155.00  | 45°09'06"  | 64.44   | S78°14'45"E | 119.01 |
| C34         | 114.27 | 225.00  | 29°05'51"  | 58.39   | S89°13'37"E | 113.04      | C108  | 70.72  | 40.00   | 101°17'46" | 48.78   | S22°06'51"W | 61.86  | C183  | 218.68 | 205.00  | 61°07'10"  | 121.04  | N70°15'43"W | 208.46 |
| C35         | 123.06 | 75.00   | 94°00'36"  | 80.44   | N56°46'14"W | 109.71      | C109  | 168.37 | 40.00   | 241°10'18" | 67.67   | N47°49'25"W | 68.87  | C184  | 111.10 | 275.00  | 23°08'50"  | 56.32   | S51°16'33"E | 110.35 |
| C36         | 32.87  | 25.00   | 75°19'31"  | 19.30   | S55°10'22"E | 30.55       | C110  | 183.78 | 4762.00 | 2°12'41"   | 91.90   | N74°33'24"E | 183.77 | C185  | 313.34 | 355.17  | 50°32'50"  | 167.69  | N37°34'33"W | 303.28 |
| C37         | 39.27  | 25.00   | 90°00'00"  | 25.00   | S45°13'43"W | 35.36       | C111  | 31.64  | 275.00  | 6°35'34"   | 15.84   | N76°56'17"E | 31.63  | C186  | 39.27  | 25.00   | 90°00'00"  | 25.00   | S60°19'19"W | 35.36  |
| C38         | 39.31  | 325.00  | 6°55'49"   | 19.68   | N83°41'58"E | 39.29       | C112  | 91.66  | 275.00  | 19°05'48"  | 46.26   | N64°05'36"E | 91.23  | C187  | 17.96  | 275.00  | 3°44'30"   | 8.98    | N72°48'26"W | 17.96  |
| C39         | 37.53  | 25.00   | 86°00'30"  | 23.32   | N56°45'41"W | 34.10       | C113  | 38.55  | 275.00  | 8°01'58"   | 19.31   | N50°31'43"E | 38.52  | C188  | 73.27  | 275.00  | 15°16'00"  | 36.86   | N63°18'11"W | 73.06  |
| C40         | 39.52  | 25.00   | 90°34'50"  | 25.25   | N31°51'59"E | 35.53       | C114  | 161.85 | 275.00  | 33°43'20"  | 83.35   | N63°22'24"E | 159.53 | C189  | 91.23  | 275.00  | 19°00'30"  | 46.04   | N65°10'26"W | 90.82  |
| C41         | 8.51   | 4762.00 | 0°06'09"   | 4.26    | N82°58'40"E | 8.51        | C115  | 148.90 | 325.00  | 26°15'01"  | 75.78   | N59°01'39"E | 147.60 | C190  | 33.50  | 205.00  | 9°21'46"   | 16.79   | S60°21'04"E | 33.46  |
| C42         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N82°37'12"E | 50.96       | C116  | 41.76  | 205.00  | 11°40'20"  | 20.95   | N74°23'54"E | 41.69  | C191  | 42.07  | 205.00  | 11°45'29"  | 21.11   | S70°54'42"E | 42.00  |
| C43         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N82°00'25"E | 50.96       | C117  | 42.82  | 205.00  | 11°58'05"  | 21.49   | N62°34'42"E | 42.74  | C192  | 40.90  | 205.00  | 11°25'48"  | 20.52   | S82°30'21"E | 40.83  |
| C44         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N81°23'37"E | 50.96       | C118  | 84.58  | 205.00  | 23°38'25"  | 42.90   | N68°24'51"E | 83.98  | C193  | 45.08  | 205.00  | 12°36'03"  | 22.63   | N85°28'44"E | 44.99  |
| C45         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N80°46'50"E | 50.96       | C119  | 36.52  | 25.00   | 83°42'13"  | 22.39   | N81°33'14"W | 33.36  | C194  | 161.55 | 205.00  | 45°09'06"  | 85.23   | S78°14'45"E | 157.40 |
| C46         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N80°10'02"E | 50.96       | C120  | 37.62  | 25.00   | 86°12'52"  | 23.40   | N03°24'18"E | 34.17  | C195  | 5.19   | 155.00  | 1°55'13"   | 2.60    | S80°08'19"W | 5.19   |
| C47         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N79°33'15"E | 50.96       | C121  | 41.01  | 25.00   | 93°58'50"  | 26.80   | S52°46'31"E | 36.56  | C196  | 160.15 | 155.00  | 59°11'57"  | 88.05   | N69°18'06"W | 153.12 |
| C48         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N78°56'27"E | 50.96       | C122  | 37.53  | 25.00   | 86°01'10"  | 23.32   | S37°13'29"W | 34.11  | C197  | 165.34 | 155.00  | 61°07'10"  | 91.52   | N70°15'43"W | 157.62 |
| C49         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N78°19'40"E | 50.96       | C123  | 72.41  | 180.00  | 23°02'55"  | 36.70   | N88°47'03"E | 71.92  | C198  | 44.15  | 25.00   | 101°11'18" | 30.43   | N10°53'31"E | 38.63  |
| C50         | 50.96  | 4762.00 | 0°36'47"   | 25.48   | N77°42'52"E | 50.96       | C124  | 86.44  | 500.00  | 9°54'17"   | 43.33   | S82°12'44"W | 86.33  | C199  | 50.72  | 155.00  | 18°44'54"  | 25.59   | N70°51'37"E | 50.49  |
| C51         | 48.59  | 4762.00 | 0°35'04"   | 24.29   | N77°06'56"E | 48.59       | C125  | 37.98  | 25.00   | 87°03'01"  | 23.74   | N49°18'37"W | 34.43  | C200  | 39.27  | 25.00   | 90°00'00"  | 25.00   | S54°45'56"E | 35.36  |
| C52         | 515.77 | 4762.00 | 6°12'21"   | 258.14  | N79°55'34"E | 515.52      | C126  | 40.56  | 25.00   | 92°56'59"  | 26.32   | N40°41'23"E | 36.25  | C201  | 37.71  | 98.00   | 22°02'47"  | 19      |             |        |





D5-111

D5-111

DRAINAGE STUDY BY JOHN LEVERTON PE NOV 1972  
ALTERATIONS OF TOPOGRAPHY, DRAINAGE PATTERNS AND SOIL PERVIOUSNESS SHALL BE PERFORMED ONLY  
IN ACCORDANCE WITH THE DRAINAGE PLAN AND REPORT APPROVED UNDER SECTION 6 OF THE ALBUQUERQUE  
METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY, RESOLUTION NO. 2, SERIES OF 1972.

BY *L. E. Steele* HORIZON CORPORATION  
L. E. STEELE - VICE PRESIDENT ATT. *J. Ann Overs*  
JOANN OVERS - ASST. SECRETARY

STATE OF ARIZONA SS  
COUNTY OF PIMA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28 DAY July, 1972  
BY L. E. STEELE, VICE PRESIDENT OF THE HORIZON CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF  
SAID CORPORATION.

SEAL:

*Robert J. Johnson*  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 7-22, 1975

# PARADISE HEIGHTS

## UNIT FIVE ..... PAGE ONE

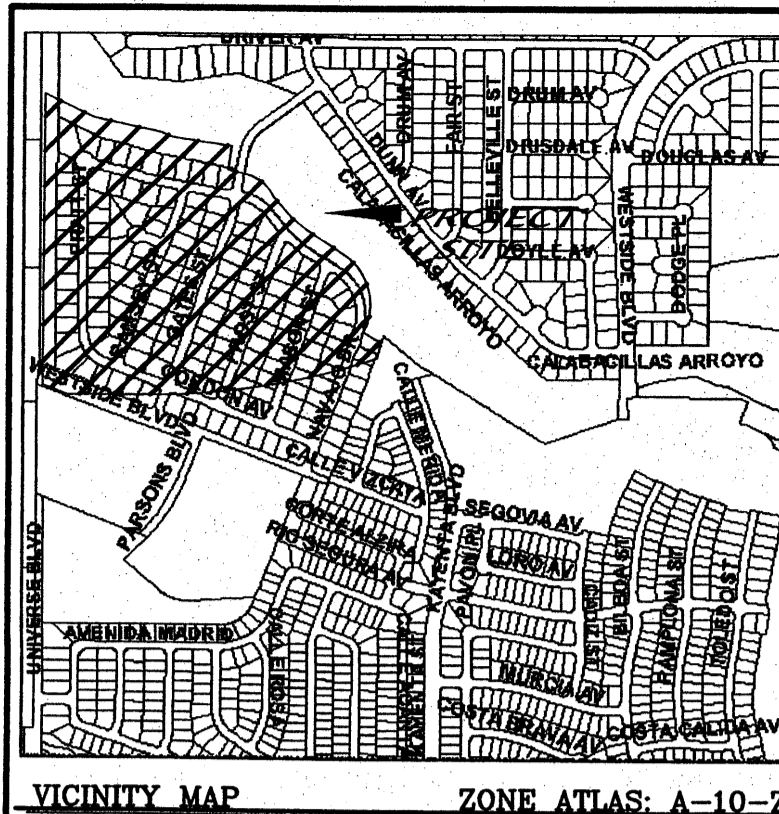
TOWN OF ALAMEDA GRANT, BERNALILLO COUNTY, NEW MEXICO

MAR 12, 1973

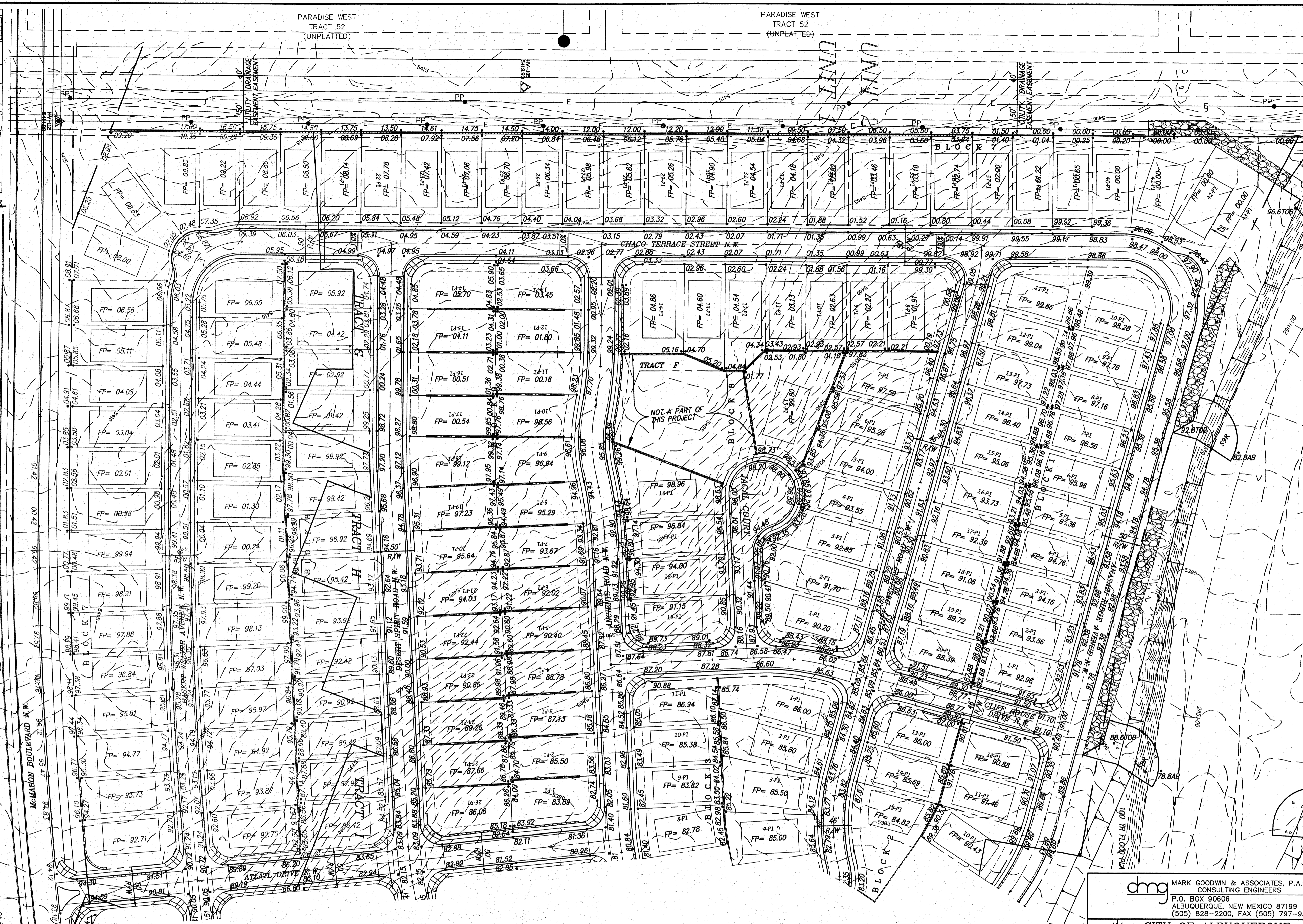
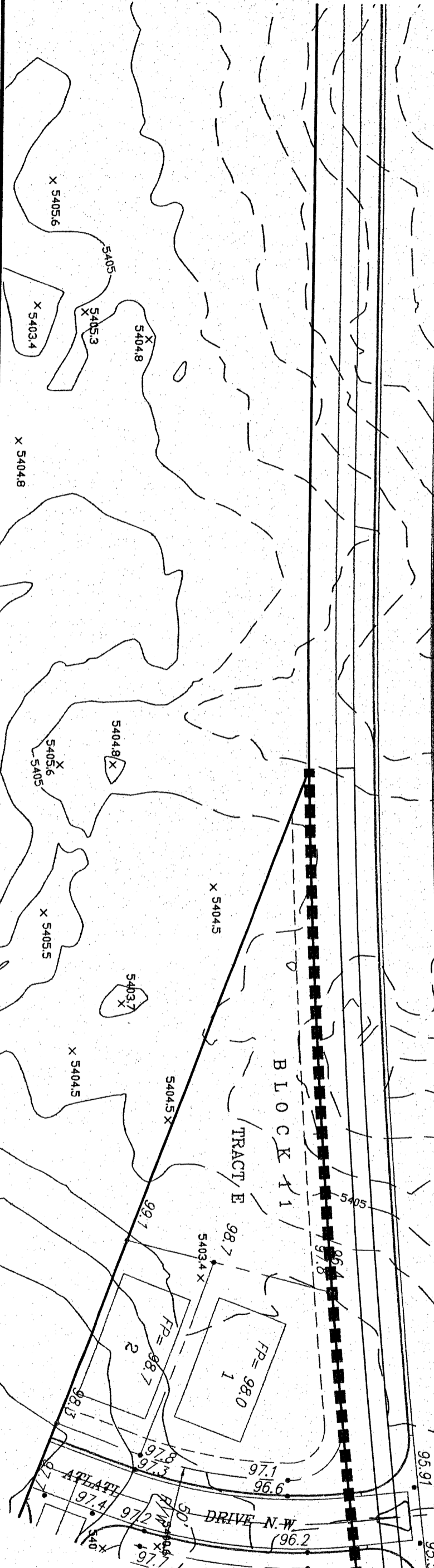


UNIT 4

D5-111



VICINITY MAP ZONE ATLAS A-10-Z



PARADISE WEST TRACT 52 (UNPLATTED)

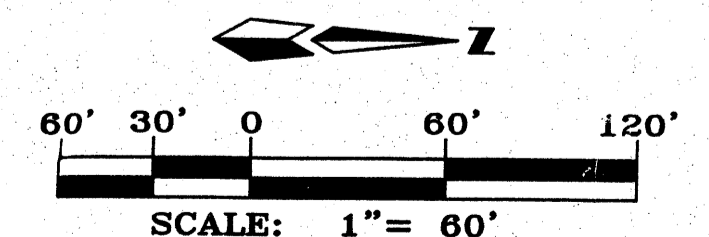
PARADISE WEST TRACT 52 (UNPLATTED)

**NOTES**

1. SEE TYPICAL SIDE YARD RETAINING WALL DETAIL SHEET 4.
2. SEE TYPICAL LOT LAYOUT DETAIL SHEET 4.
3. SEE EROSION CONTROL BERM DETAIL SHEET 4.
4. SEE SHEET 4 FOR LEGEND & GRADING NOTES.
5. SEE SHEET 4 FOR DOUBLE RETAINING WALL DETAIL.

**LEGEND**

- TOB = TOP OF BANK
- AB = ARROYO BOTTOM
- SBR = SPUR #8 RIGHT
- GCS4 = GRADE CONTROL STRUCTURE #4



dmg MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200, FAX (505) 797-9539

**CITY OF ALBUQUERQUE  
PUBLIC WORKS DEPARTMENT**

TITLE: **ANASAZI RIDGE SUBDIVISION  
GRADING & DRAINAGE PLAN**

|                         |                        |                    |             |
|-------------------------|------------------------|--------------------|-------------|
| DESIGN REVIEW COMMITTEE | CITY ENGINEER APPROVAL | LAST DESIGN UPDATE | MO./DAY/YR. |
|                         |                        |                    |             |

|                  |              |          |
|------------------|--------------|----------|
| CITY PROJECT NO. | ZONE MAP NO. | SHEET OF |
|                  | A-10-Z       | 1 3      |

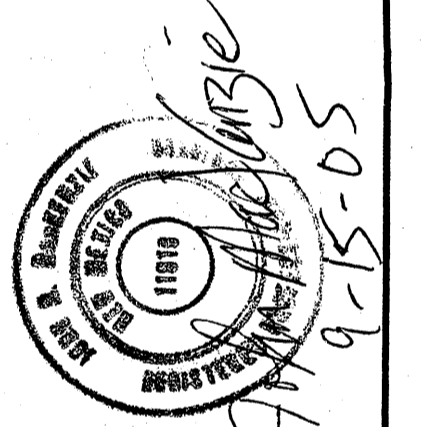
| AS BUILT INFORMATION   |      |
|------------------------|------|
| CONTRACTOR             | NO.  |
| DATE                   | DATE |
| INSPECTOR'S NAME       | NO.  |
| DATE                   | DATE |
| FIELD CHECKED BY       | NO.  |
| DATE                   | DATE |
| APPROVED BY            | NO.  |
| DATE                   | DATE |
| CORRECTED BY           | NO.  |
| DATE                   | DATE |
| MICRO-FILM INFORMATION |      |
| RECORDED BY            | NO.  |
| DATE                   | DATE |

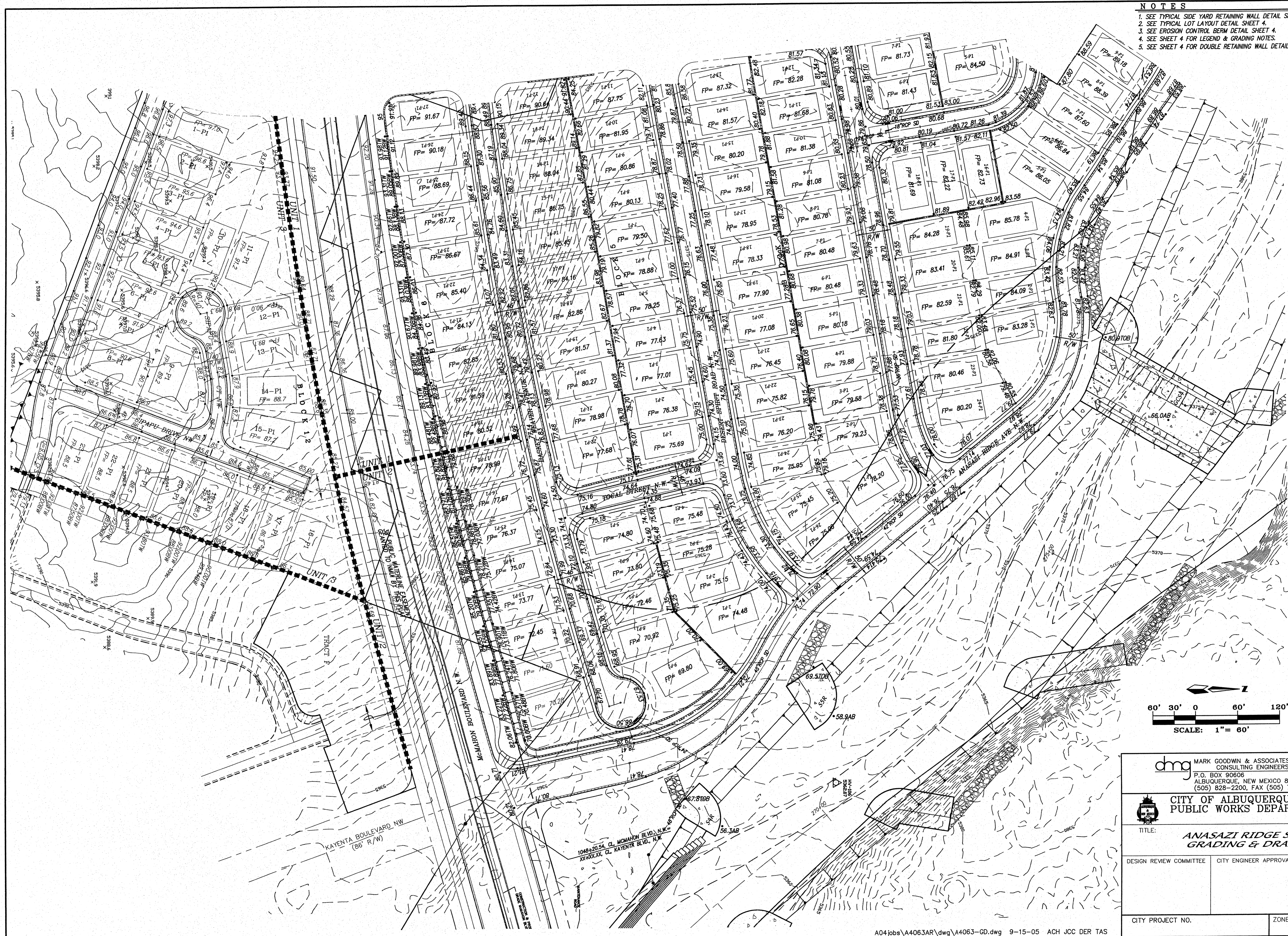
  

| SURVEY INFORMATION |      |
|--------------------|------|
| FIELD NOTES        | NO.  |
| DATE               | DATE |

| ENGINEER'S SEAL |       |
|-----------------|-------|
| NO.             | DATE  |
| REVISIONS       | BY    |
| DESIGN          | JSD   |
| DATE            | 10/04 |
| DRAWN BY        | DER   |
| DATE            | 10/04 |
| CHECKED BY      | DMG   |
| DATE            | 10/04 |





- NOTES**
1. SEE TYPICAL SIDE YARD RETAINING WALL DETAIL SHEET 4.
  2. SEE TYPICAL LOT LAYOUT DETAIL SHEET 4.
  3. SEE EROSION CONTROL BERM DETAIL SHEET 4.
  4. SEE SHEET 4 FOR LEGEND & GRADING NOTES.
  5. SEE SHEET 4 FOR DOUBLE RETAINING WALL DETAIL.

| AS BUILT INFORMATION   |      |
|------------------------|------|
| CONTRACTOR             | DATE |
| WORK                   | DATE |
| INSPECTED BY           | DATE |
| ACCEPTANCE BY          | DATE |
| VERIFICATION BY        | DATE |
| DRAWINGS               | DATE |
| CORRECTIONS BY         | DATE |
| MICRO-FILM INFORMATION | DATE |
| RECORDED BY            | NO.  |

| BENCH MARKS |      |
|-------------|------|
| NO.         | DATE |
| BY          | DATE |

| SURVEY INFORMATION |      |
|--------------------|------|
| NO.                | DATE |
| BY                 | DATE |

ENGINEER'S SEAL

MARK GOODWIN  
15000

| NO.         | DATE | REMARKS | BY    |
|-------------|------|---------|-------|
| DESIGNED BY | JSD  | DATE    | 10/04 |
| DRAWN BY    | DER  | DATE    | 10/04 |
| CHECKED BY  | DWG  | DATE    | 10/04 |

**dmg** MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200, FAX (505) 797-9539

**CITY OF ALBUQUERQUE**  
**PUBLIC WORKS DEPARTMENT**

TITLE: **ANASAZI RIDGE SUBDIVISION**  
**GRADING & DRAINAGE PLAN**

| DESIGN REVIEW COMMITTEE | CITY ENGINEER APPROVAL | MO./DAY/YR. | MO./DAY/YR. |
|-------------------------|------------------------|-------------|-------------|
|                         |                        |             |             |

| CITY PROJECT NO. | ZONE MAP NO. | SHEET | OF |
|------------------|--------------|-------|----|
|                  | A-10-Z       | 2     | 3  |



D5-111

D5-111

DRAINAGE STUDY BY JOHN LEVERTON PE, NOV 1972  
ALTERATIONS OF TOPOGRAPHY, DRAINAGE PATTERNS AND SOIL PERVIOUSNESS SHALL BE PERFORMED ONLY  
IN ACCORDANCE WITH THE DRAINAGE PLAN AND REPORT APPROVED UNDER SECTION 6 OF THE ALBUQUERQUE  
METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY, RESOLUTION NO. 2, SERIES OF 1972.

BY L. E. Steele VICE PRESIDENT ATT. JOHANN OVERS ASST. SECRETARY  
HORIZON CORPORATION

STATE OF ARIZONA  
COUNTY OF PIMA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 28 DAY July, 1972  
BY L. E. STEELE, VICE PRESIDENT OF THE HORIZON CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF  
SAID CORPORATION.

SEAL:

John J. Sparrow  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 7-22, 1975

# PARADISE HEIGHTS

## UNIT FIVE ..... PAGE ONE

TOWN OF ALAMEDA GRANT, BERNALILLO COUNTY, NEW MEXICO

MAR 12, 1973



UNIT 4

D5-111

City of Alameda Grant  
 Town of Alameda Grant  
 Bernalillo County, New Mexico  
 MAR 12 1973  
 All records of this plat are on file in the office of the County Clerk, Bernalillo County, New Mexico.

39852

# PARADISE HEIGHTS

UNIT FIVE PAGE TWO

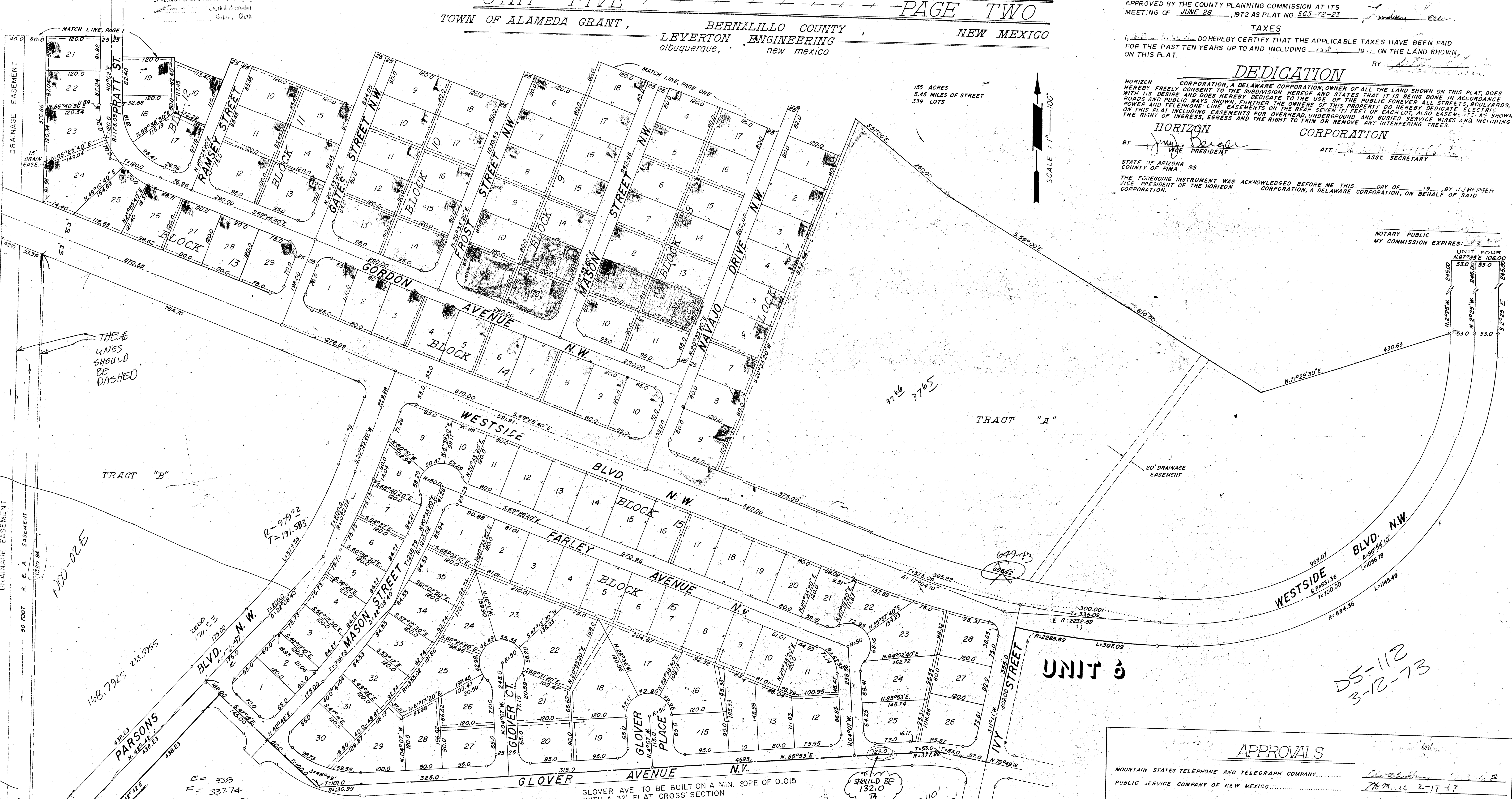
TOWN OF ALAMEDA GRANT, BERNALILLO COUNTY, NEW MEXICO  
 LEVERTON ENGINEERING  
 albuquerque, new mexico

**APPROVALS**  
 APPROVED BY THE BERNALILLO COUNTY COMMISSION AT ITS MEETING OF March 6, 1973 AS PLAT NO. SC5-72-23  
 APPROVED BY THE EXECUTIVE SECRETARY, CITY PLANNING COMMISSION  
 APPROVED BY THE CITY PLANNING COMMISSION AT ITS MEETING OF JULY 18, 1972 AS PLAT NO. SC5-72-23  
 APPROVED BY THE COUNTY PLANNING COMMISSION AT ITS MEETING OF JUNE 28, 1972 AS PLAT NO. SC5-72-23

**TAXES**  
 I, \_\_\_\_\_ DO HEREBY CERTIFY THAT THE APPLICABLE TAXES HAVE BEEN PAID FOR THE PAST TEN YEARS UP TO AND INCLUDING \_\_\_\_\_ 19\_\_ ON THE LAND SHOWN ON THIS PLAT.

**DEDICATION**  
 HORIZON CORPORATION, A DELAWARE CORPORATION, OWNER OF ALL THE LAND SHOWN ON THIS PLAT, DOES HEREBY FREELY AND SOLELY CONSENT TO THE USE OF THE PUBLIC FOREVER ALL STREETS, BOULEVARDS, ROADS AND PUBLIC WAYS SHOWN, FURTHER THE OWNERS OF THIS PROPERTY DO HEREBY DEDICATE ELECTRIC, POWER AND TELEPHONE LINE EASEMENTS ON THE REAR SEVEN (7) FEET OF EACH LOT, ALSO EASEMENTS AS SHOWN ON THIS PLAT INCLUDING EASEMENTS FOR OVERHEAD, UNDERGROUND AND BURIED SERVICE WIRES AND INCLUDING THE RIGHT OF INGRESS, EGRESS AND THE RIGHT TO TRIM OR REMOVE ANY INTERFERING TREES.  
 HORIZON CORPORATION  
 BY: John B. Robert VICE PRESIDENT  
 ATT: \_\_\_\_\_ ASST. SECRETARY  
 STATE OF ARIZONA SS  
 COUNTY OF PIMA  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 19\_\_ BY \_\_\_\_\_ OF HORIZON CORPORATION, A DELAWARE CORPORATION, ON BEHALF OF SAID CORPORATION.

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



**APPROVALS**  
 MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY.....  
 PUBLIC SERVICE COMPANY OF NEW MEXICO.....  
 SOUTHERN UNION GAS COMPANY.....  
 A.M.A.R.C.A.....  
 ENVIRONMENTAL HEALTH DEPT.....  
 JOHN B. ROBERT  
 EXECUTIVE ENGINEER

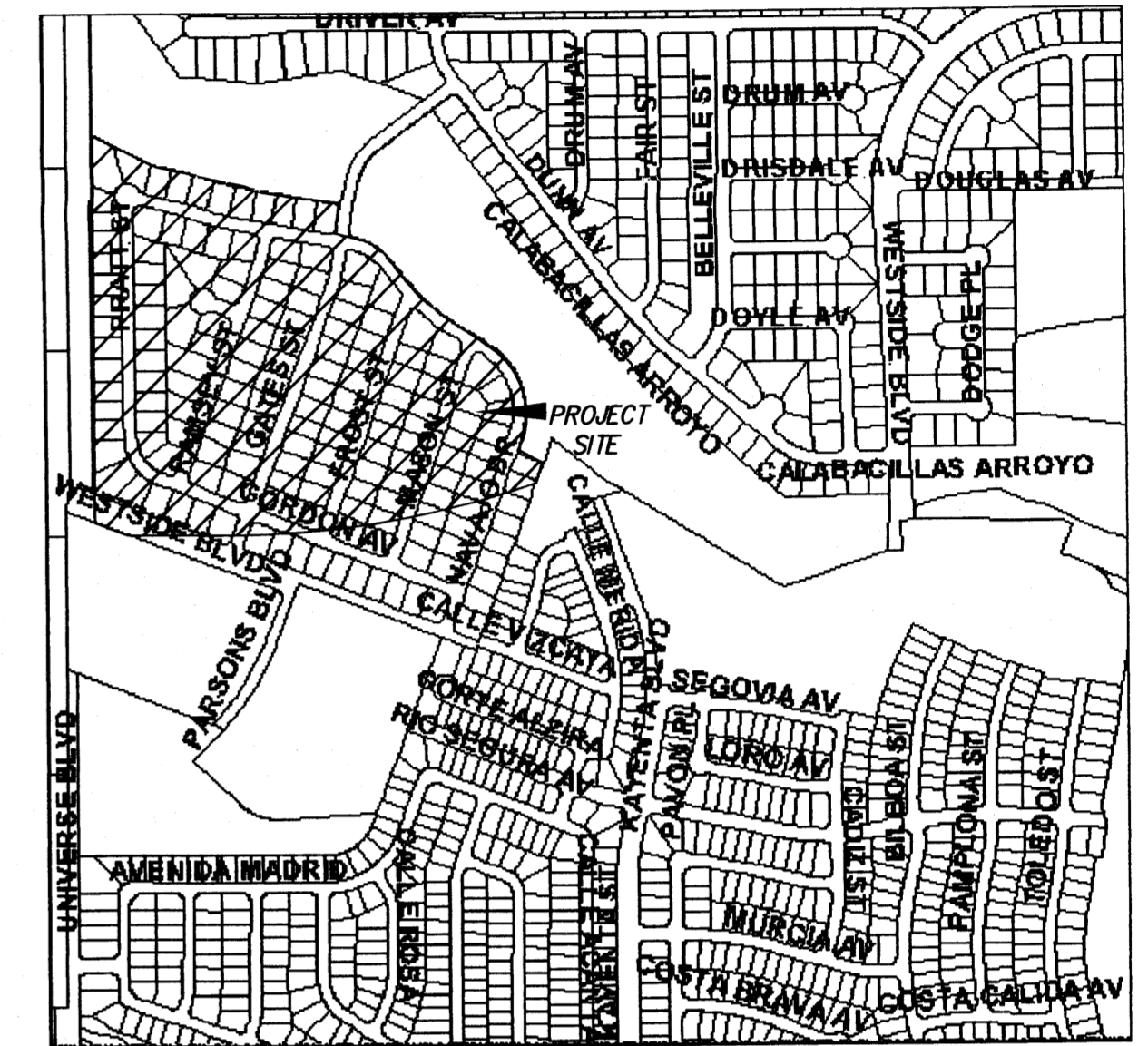
**ENGINEERS CERTIFICATION**  
 THIS IS TO CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.  
 JOHN G. LEVERTON  
 PROFESSIONAL ENGINEER AND  
 LAND SURVEYOR, STATE OF NEW MEXICO  
 NUMBER 1874

DS-112  
 3-12-73

# SKETCH PLAT

## ANASAZI RIDGE SUBDIVISION

WITHIN THE  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
AUGUST, 2004



LOCATION MAP ZONE ATLAS A-10-Z  
SCALE: NONE

### LEGAL DESCRIPTION

PARADISE HEIGHTS UNIT 5 WITHIN THE TOWN OF ALAMEDA GRANT,  
PROJECTED SECTION 3, TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
WITHIN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

### SUBDIVISION DATA

GROSS ACREAGE ..... 42.1630 AC  
ZONE ATLAS NO. .... A-10-Z  
NO. OF EXISTING TRACTS ..... 1  
NO. OF TRACTS/LOTS CREATED ..... 224  
NO. OF TRACTS ELIMINATED ..... 1  
DATE OF SURVEY ..... SEPTEMBER, 2003  
ZONING ..... R-LT

### OWNERS

TIFFANY HOMES  
661 QUANTAM RD.  
RIO RANCHO, N.M. 87124  
(505) 898-6338

### ENGINEERS

D. MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200

### SURVEYOR

ALDRICH LAND SURVEY  
P.O. BOX 30701  
ALBUQUERQUE, N.M. 87190-0701

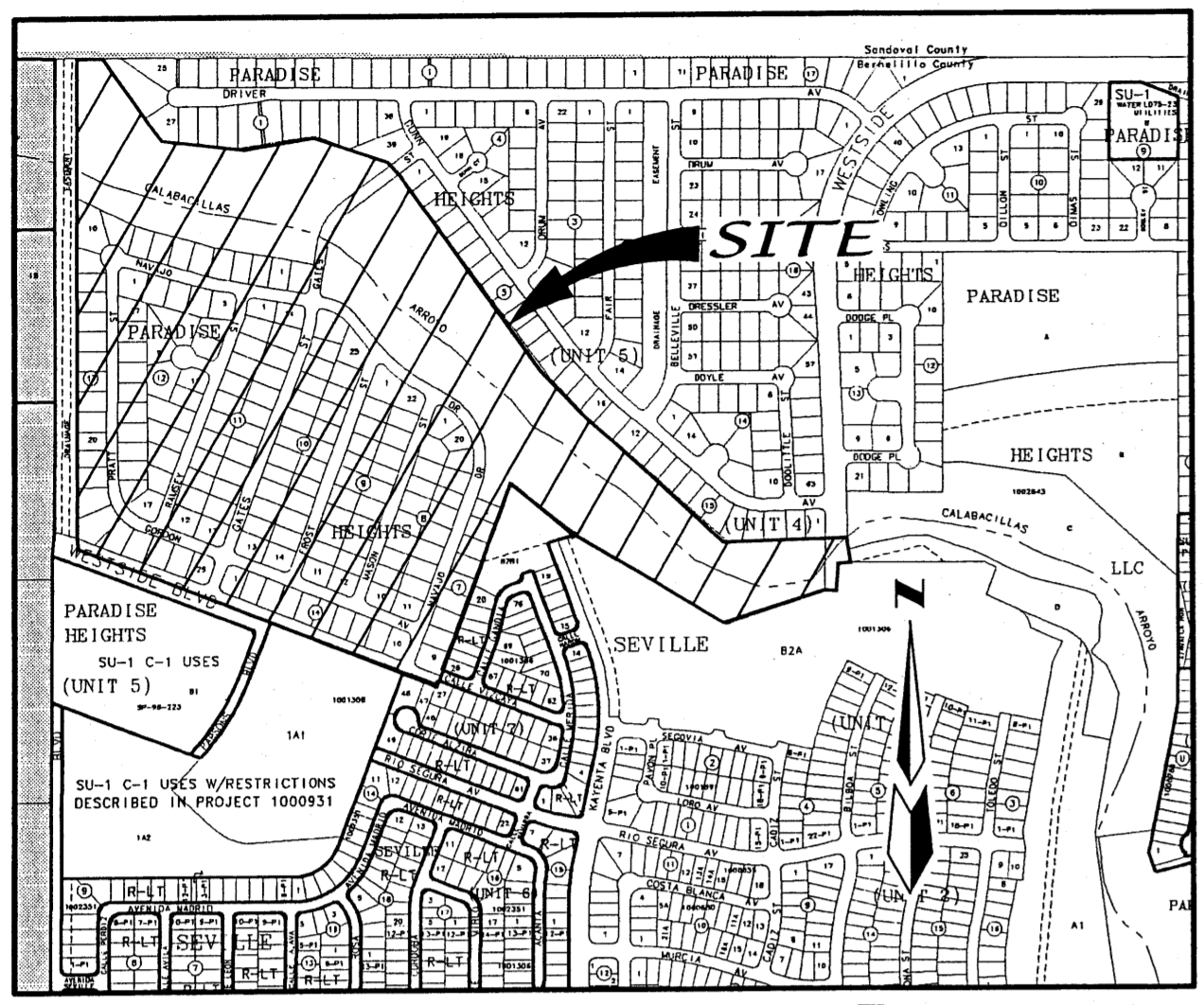


### ANASAZI RIDGE SUBDIVISION SKETCH PLAT

**dmg** MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200, FAX (505) 797-9539

|                  |                |              |              |
|------------------|----------------|--------------|--------------|
| Designed: JMM    | Drawn: KJS     | Checked: DMG | Sheet 1 of 1 |
| Scale: 1" = 100' | Date: 08-24-04 | Job: A03046  |              |





ZONE ATLAS: A-10-Z

**NOTE: (RIGHT-OF-WAY TO BE VACATED BY THIS PLAT.)**

A PORTION OF: RAMSEY STREET N.W., GATES STREET N.W., FROST DRIVE N.W., MASON STREET N.W. AND NAVAJO DRIVE N.W.

VACATED BY: \_\_\_\_\_

ALL OF: PRATT STREET N.W.

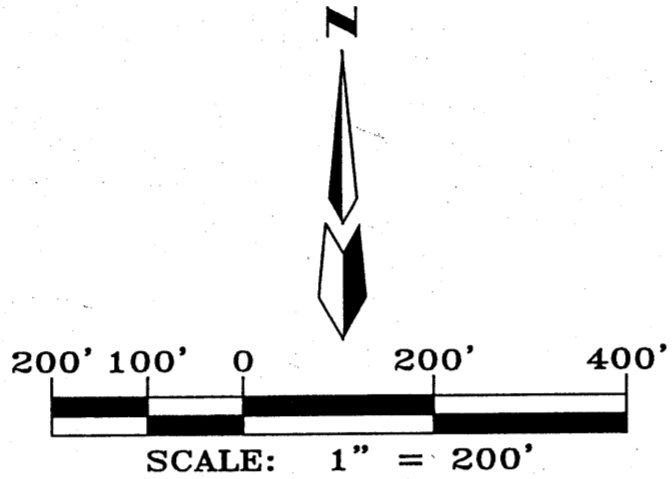
VACATED BY: \_\_\_\_\_

**NOTE: (PROPERTY LINES TO BE ELIMINATED BY THIS PLAT.)**

ALL OF: PARADISE HEIGHTS, UNIT FIVE; LOTS 1 THRU 3, BLOCK 7; LOTS 1 THRU 8 AND LOTS 14 THRU 20, BLOCK 8; LOTS 1 THRU 10 AND 13 THRU 22, BLOCK 9; LOTS 1 THRU 9 AND LOTS 18 THRU 25, BLOCK 10; LOTS 1 THRU 10 AND LOTS 1 THRU 24, BLOCK 11; LOTS 1 THRU 16 AND LOTS 19 THRU 27, BLOCK 12; LOTS 1 THRU 22, BLOCK 13; AND ALL OF TRACTS A AND B, THE CALABACILLAS ARROYO.

**SITE BENCHMARK**

ACS MONUMENT  
"SANDBERN"  
ELEVATION=5456.92  
(SLD 1929)



**OWNERS**

BUILDER'S INVESTMENT CO. of NM  
6300 JEFFERSON NE, SUITE 102  
ALBUQUERQUE, N.M. 87109  
(505) 828-1100

**ENGINEERS**

D. MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200

**SURVEYOR**

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

| LINE | BEARING       | DISTANCE |
|------|---------------|----------|
| L1   | S02°07'25"E   | 108.26   |
| L2   | S87°52'35"W   | 53.00    |
|      | (S87°52'21"W) | (52.89)  |
| L3   | S02°07'25"E   | 116.27   |
|      | (S02°07'39"E) | (116.15) |
| L4   | S87°52'35"W   | 53.00    |
|      | (S87°45'05"W) | (52.89)  |
| L5   | N20°45'12"E   | 53.00    |
| L6   | S89°49'03"E   | 103.70   |
|      | (N89°53'30"E) | (102.00) |

PRELIMINARY PLAT  
**ANASAZI RIDGE SUBDIVISION**

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JANUARY, 2005

APPROVED BY DRB

ON 3/10/05

**SUBDIVISION DATA**

|                             |           |
|-----------------------------|-----------|
| GROSS ACREAGE               | 13.95 AC  |
| ZONE ATLAS NO.              | A-10-Z    |
| NO. OF EXISTING LOTS        | 122 LOTS  |
| NO. OF LOTS CREATED         | 191 LOTS  |
| NO. OF TRACTS CREATED       | 11 TRACTS |
| RIGHT-OF-WAY AREA VACATED   | 8.17 AC   |
| RIGHT-OF-WAY AREA DEDICATED | 13.95 AC  |
| DATE OF SURVEY              | MAY 2003  |
| ZONING                      | R-1       |

**PURPOSE OF PLAT**

1. SUBDIVIDE 122 LOTS AND RIGHT-OF-WAY INTO 191 RESIDENTIAL LOTS.
2. DEDICATE RIGHT-OF-WAY AS SHOWN
3. GRANT NEW EASEMENTS AS SHOWN
4. VACATE EASEMENTS AND RIGHT-OF-WAY AS SHOWN

**DESCRIPTION**

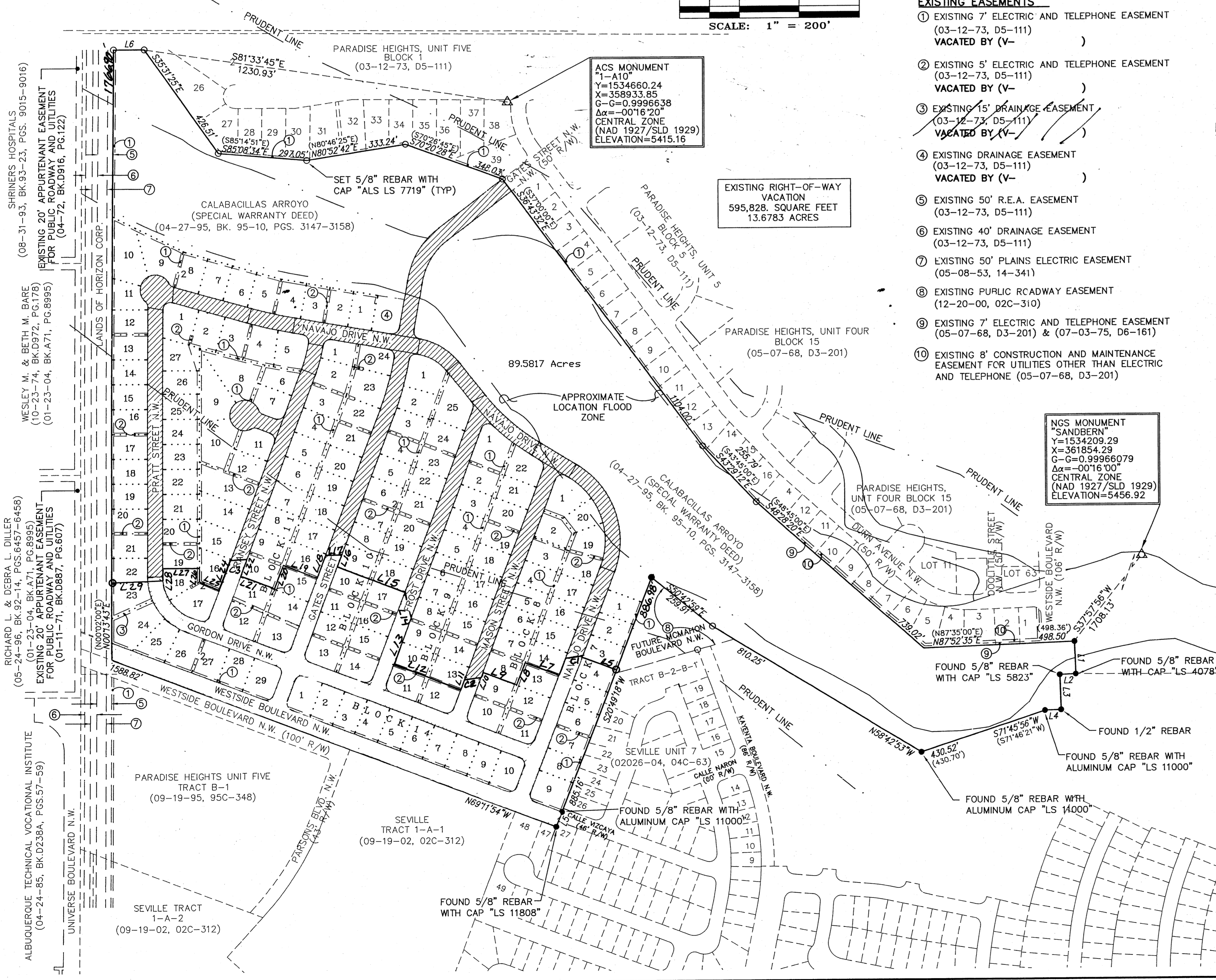
A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS A & B, THE CALABACILLAS ARROYO as the same is described in a SPECIAL WARRANTY DEED filed for record in the office of the County Clerk of Bernalillo County, New Mexico on April 27, 1995 in Book 95-10, Pages 3147-3158 and Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 16 thru 24, Block 11; Lots 1 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., Gates Street N.W., Frost Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 73.2434 acres more or less.

**PLAT NOTES**

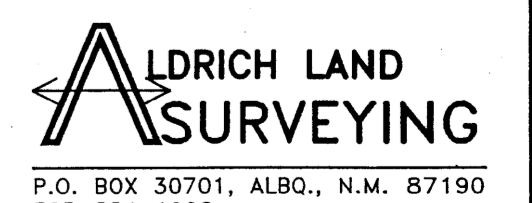
1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS O SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED PS#7719
2. ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE PCS, PTS, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THUS A, WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED: "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION" "DO NOT DISTURB" "PS# 7719"
3. BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
4. BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS (Central Zone).
5. ALL DISTANCES SHALL BE GROUND DISTANCES.
6. BEARINGS AND DISTANCES IN PARENTHESIS ARE RECORD.
7. 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.
8. BASIS OF BOUNDARY ARE THE FOLLOWING PLATS AND DOCUMENTS OF RECORD ENTITLED:  
 PLAT OF "RIO RANCHO ESTATES, UNIT 10", (05-06-68, BK.1 - PG.75)  
 PLAT OF "PARADISE HEIGHTS, UNIT FOUR", (05-07-68, D3-201)  
 REPLAT OF "PARADISE HEIGHTS, UNIT FOUR", (07-03-75, D6-161)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE", (03-12-73, D5-111)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE, TRACT B-1", (09-19-95, 95C-348)  
 PLAT OF "PARK HILL SUBDIVISION, UNIT 1", (03-18-02, 02C-91)  
 PLAT OF "PARK HILL SUBDIVISION, UNIT 2", (09-06-02, 02C-299)  
 REPLAT OF "PARK HILL SUBDIVISION, UNIT 2", (07-21-03, 03C-217)  
 PLAT OF "SEVILLE", (09-19-02, 02C-312)  
 PLAT OF "SEVILLE UNIT 7", (02-26-04, 04C-63)  
 PLAT OF "LANDS OF PARADISE HEIGHTS, L.L.C.", (06-24-03, 03C-189)  
 RESULT OF SURVEY "NW 1/4 NW 1/4 TRACT 12 AND THE NORTH LINE OF THE NORTH 1/2 NE 1/4 TRACT 12 (08-30-00, 2000S-127)  
 "QUIT CLAIM DEED" (10-15-03, BK. 406, PGS. 177138-177170)  
 "SPECIAL WARRANTY DEED" (04-27-95, BK. 95-10, PGS. 3147-3158)  
 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
9. DATE OF SURVEY: MAY, 2003.
10. TITLE REPORT(S): PROVIDED BY LANDAMERICA ALBUQUERQUE TITLE FILE NO.: 237777TD (EFFECTIVE DATE: 01-15-04)
11. UTILITY COUNCIL SYSTEM LOG NO.: 2004082799

**EXISTING EASEMENTS**

1. EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY (V- )
2. EXISTING 5' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111)  
VACATED BY (V- )
3. EXISTING 15' DRAINAGE EASEMENT (03-12-73, D5-111)  
VACATED BY (V- )
4. EXISTING DRAINAGE EASEMENT (03-12-73, D5-111)  
VACATED BY (V- )
5. EXISTING 50' R.E.A. EASEMENT (03-12-73, D5-111)
6. EXISTING 40' DRAINAGE EASEMENT (03-12-73, D5-111)
7. EXISTING 50' PLAINS ELECTRIC EASEMENT (05-08-53, 14-341)
8. EXISTING PUBLIC ROADWAY EASEMENT (12-20-00, 02C-310)
9. EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (05-07-68, D3-201) & (07-03-75, D6-161)
10. EXISTING 8' CONSTRUCTION AND MAINTENANCE EASEMENT FOR UTILITIES OTHER THAN ELECTRIC AND TELEPHONE (05-07-68, D3-201)



*JP 3/10/05*  
 *Vincent Pizzonia, President, Prange Builders, Inc. 12/21/04*  
*Arten Collatz, President, Collatz, Inc. 10/29/04*  
 APPROVED FOR MONUMENTATION AND STREET NAMES  
*GBH 3/8/05*  
 CITY SURVEYOR, CITY OF ALBUQUERQUE, N.M. 1-20-05  
 Date

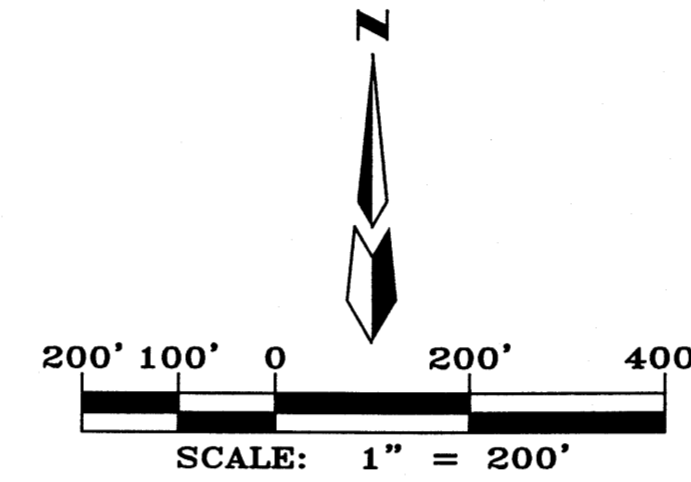


PRELIMINARY PLAT  
ANASAZI RIDGE SUBDIVISION

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JANUARY, 2005

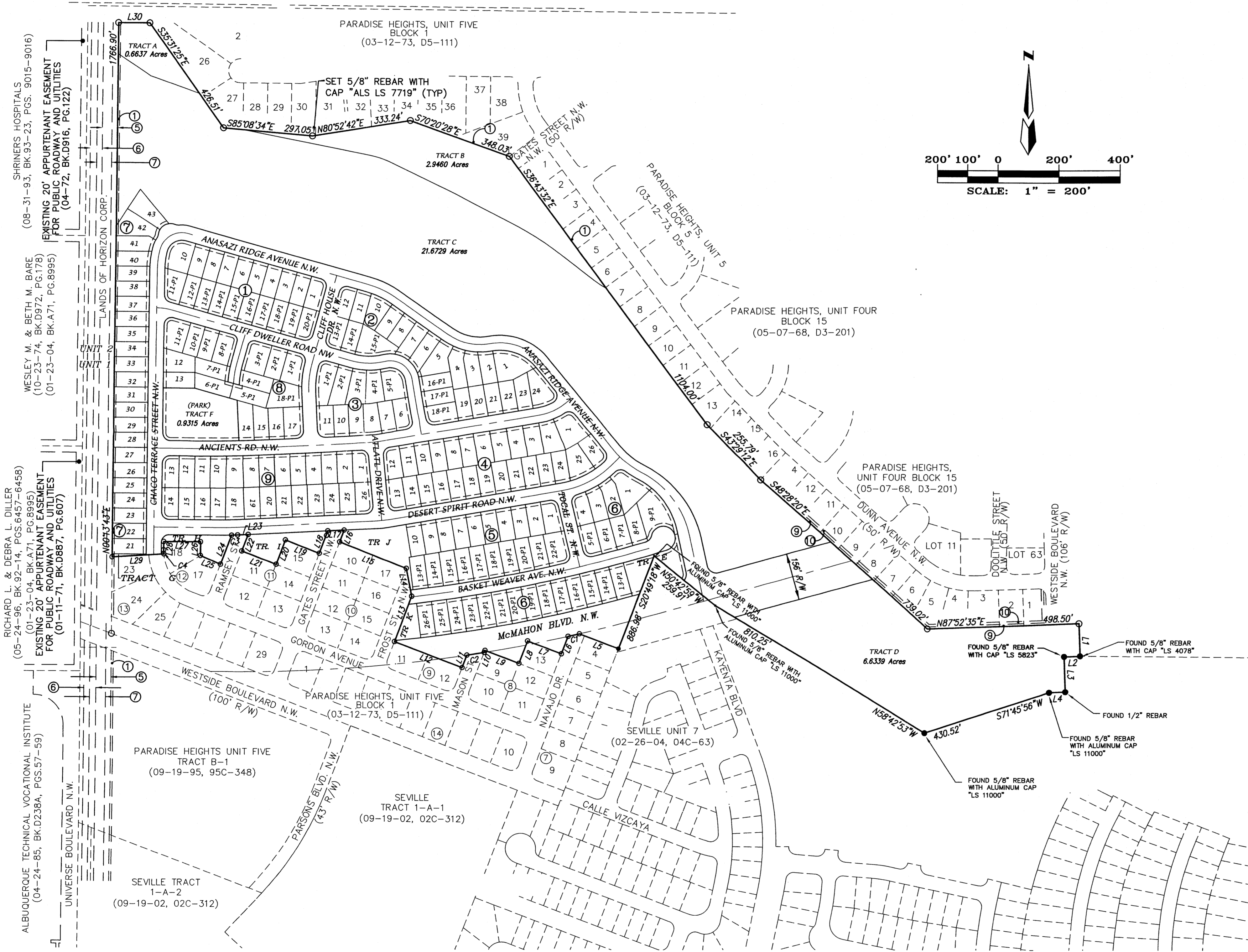
NOTES:

1. TRACTS "A", "B", AND "E" THRU "K" ARE RESERVED FOR FUTURE DEVELOPMENT
2. TRACTS "C" AND "D" ARE HEREBY DEDICATED TO THE CITY OF ALBUQUERQUE OPEN SPACE WITH THIS PLAT. A PUBLIC DRAINAGE EASEMENT OVER AND ACROSS TRACTS C AND D IS HEREBY GRANTED TO A.M.A.F.C.A. WITH THIS PLAT. RESERVED FOR DRAINAGE EASEMENT TO BE GRANTED TO A.M.A.F.C.A.
3. TRACT "F" IS HEREBY DEDICATED TO THE CITY OF ALBUQUERQUE FOR USE AS A PUBLIC PARK.
4. THIS SUBDIVISION IS WITHIN THE NEW MEXICO UTILITIES, INC. FRANCHISE AREA. WATER AND SANITARY SEWER CAPABILITIES ARE BASED ON THE NEW MEXICO UTILITIES, INC. AND NOT THE CITY OF ALBUQUERQUE'S.
5. PROPOSED TRACTS A, B, C AND D ARE OWNED BY VANTAGE BUILDERS, INC.. TRACTS C AND D ARE ELIGIBLE FOR OPEN IMPACT FEE CREDITS AS SHOWN ON THE COIP WHEN THEY ARE DEDICATED TO THE CITY.



| LINE DATA |             |          |
|-----------|-------------|----------|
| NUMBER    | DIRECTION   | DISTANCE |
| L1        | S02°07'25"E | 108.26   |
| L2        | S87°52'35"W | 53.00    |
| L3        | S02°07'25"E | 116.27   |
| L4        | S87°52'35"W | 53.00    |
| L6        | S20°49'18"W | 62.21    |
| L7        | N69°09'36"W | 119.87   |
| L8        | S20°50'24"W | 80.00    |
| L9        | N69°09'36"W | 119.98   |
| L10       | S20°50'24"W | 7.19     |
| L11       | S20°50'24"W | 44.16    |
| L12       | N69°09'36"W | 239.88   |
| L13       | N20°50'24"E | 160.00   |
| L14       | N111°3'40"W | 94.18    |
| L15       | N69°09'36"W | 239.94   |
| L16       | N20°50'24"E | 41.07    |
| L17       | S87°09'52"W | 54.60    |
| L18       | S20°50'24"W | 78.44    |
| L19       | N69°09'36"W | 121.35   |
| L20       | S20°50'24"W | 85.45    |
| L21       | N69°09'36"W | 121.38   |
| L22       | N20°50'24"E | 57.46    |
| L23       | S87°09'52"W | 34.45    |
| L24       | S20°50'24"W | 101.86   |
| L25       | N66°33'19"W | 72.42    |
| L26       | N00°13'43"E | 44.42    |
| L27       | N89°45'07"W | 122.57   |
| L28       | S00°13'43"W | 27.13    |
| L29       | S86°40'18"W | 171.90   |
| L30       | S89°49'03"E | 103.70   |

| CURVE TABLE |        |         |          |         |             |       |
|-------------|--------|---------|----------|---------|-------------|-------|
| CURVE       | LENGTH | RADIUS  | DELTA    | TANGENT | CHORD BRG   | CHORD |
| C1          | 38.54  | 5000.00 | 0°26'30" | 19.27   | N77°04'42"E | 38.54 |
| C2          | 57.72  | 5000.00 | 0°39'41" | 28.86   | N80°52'05"E | 57.72 |
| C3          | 20.04  | 775.00  | 1°28'53" | 10.02   | N87°54'19"E | 20.04 |

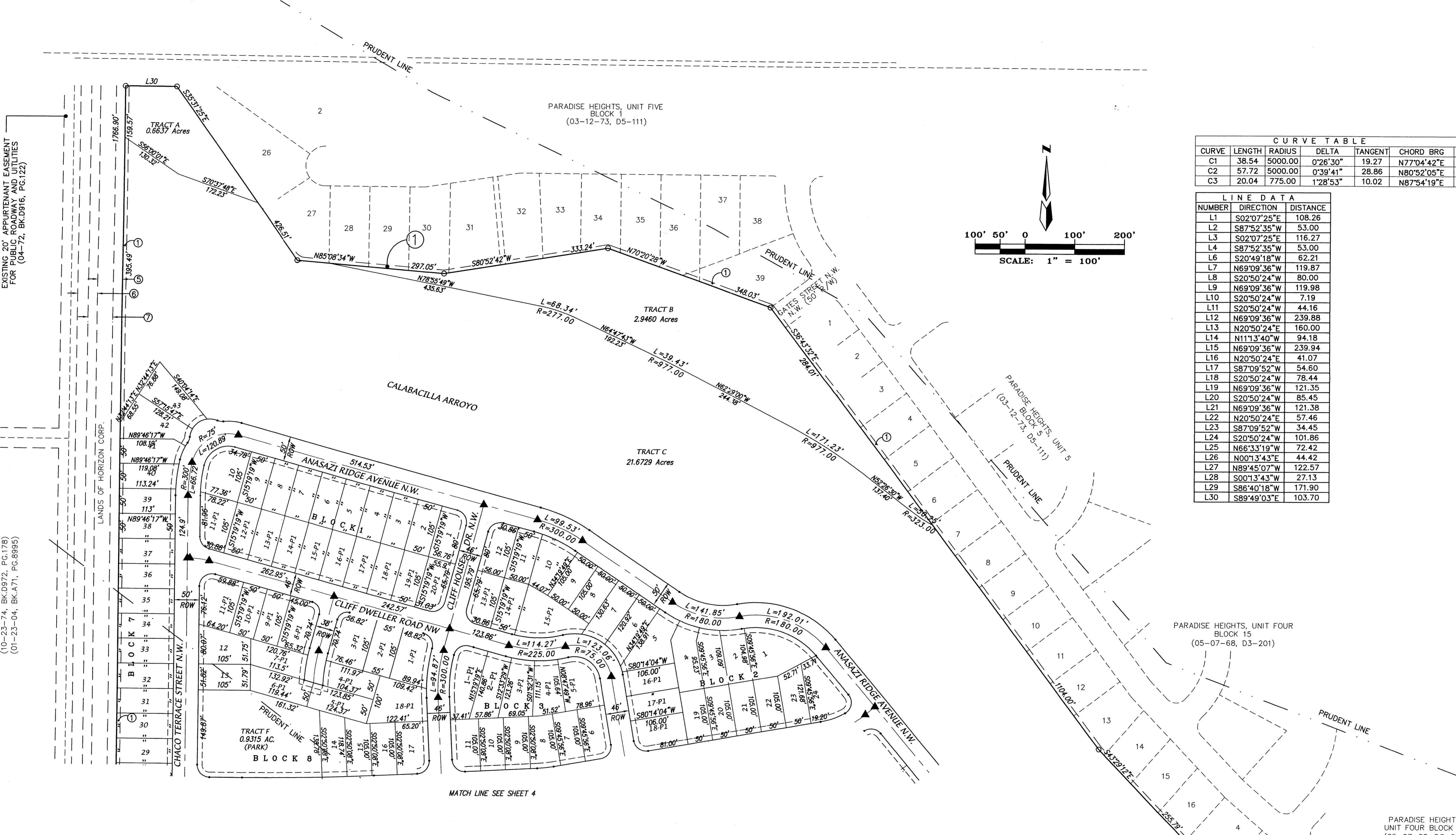
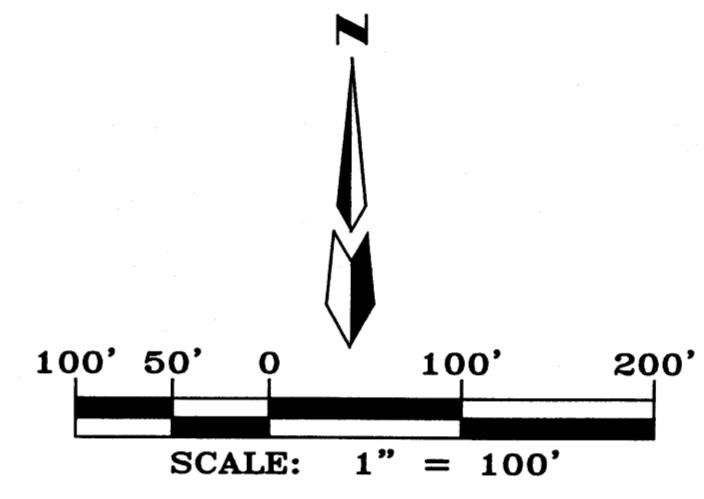


PRELIMINARY PLAT  
ANASAZI RIDGE SUBDIVISION

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMMP  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JANUARY, 2005

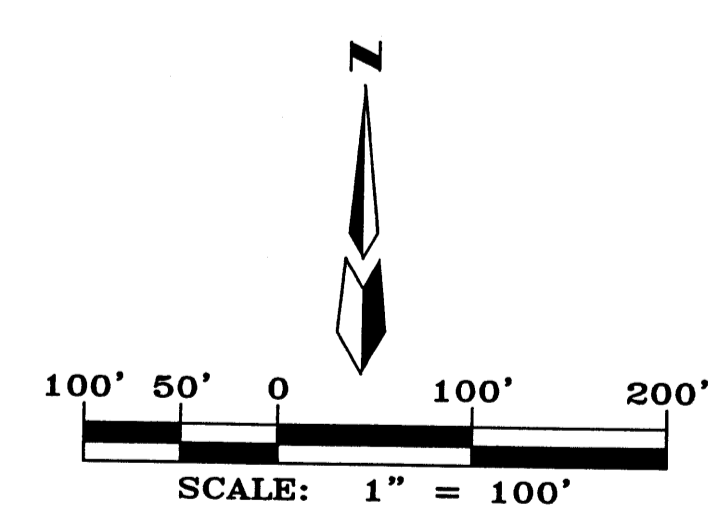
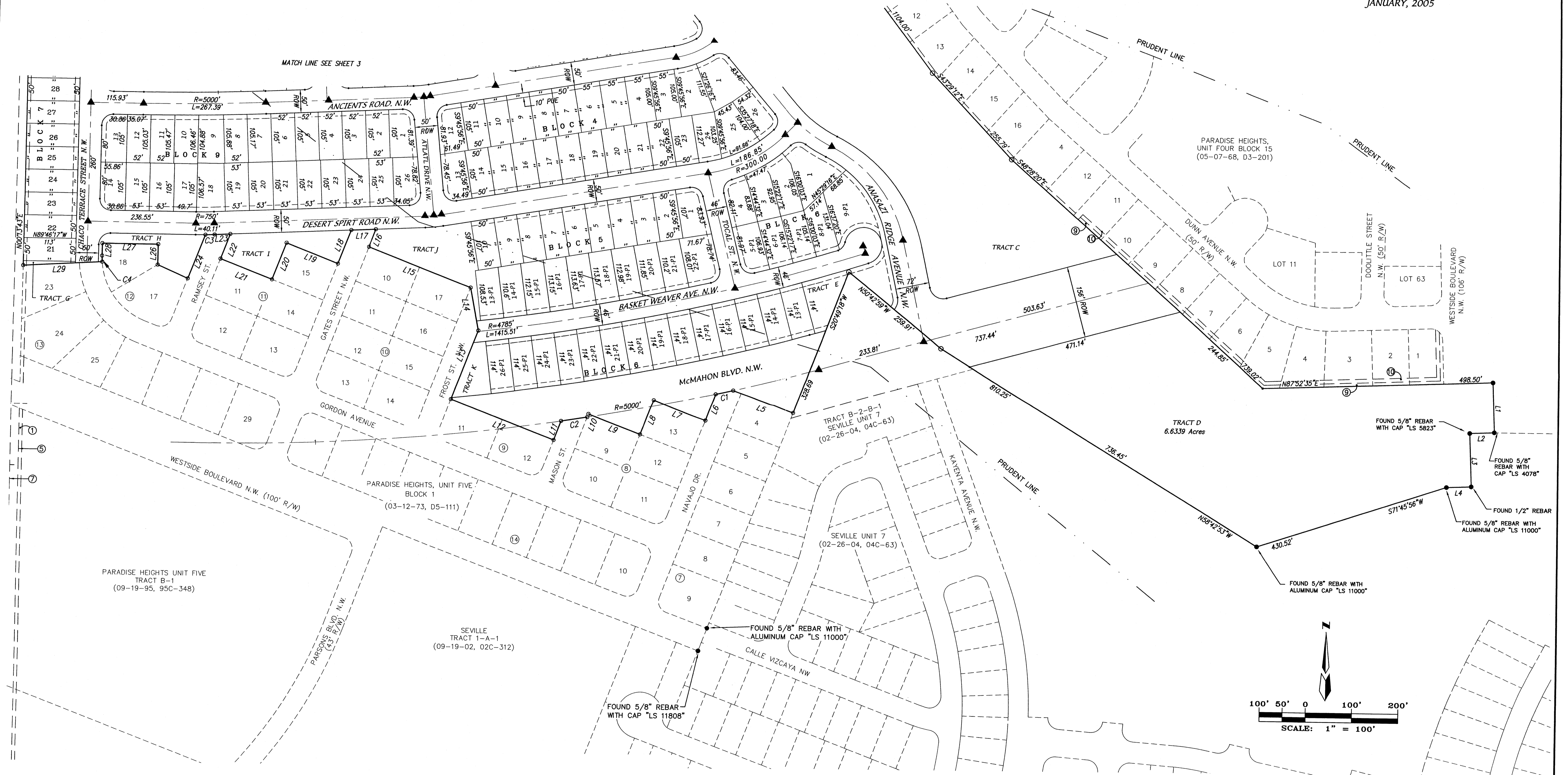
| CURVE | LENGTH | RADIUS  | DELTA    | TANGENT | CHORD BRG   | CHORD |
|-------|--------|---------|----------|---------|-------------|-------|
| C1    | 38.54  | 5000.00 | 0°26'30" | 19.27   | N77°04'42"E | 38.54 |
| C2    | 57.72  | 5000.00 | 0°39'41" | 28.86   | N80°52'05"E | 57.72 |
| C3    | 20.04  | 775.00  | 1°28'53" | 10.02   | N87°54'19"E | 20.04 |

| LINE NUMBER | DIRECTION   | DISTANCE |
|-------------|-------------|----------|
| L1          | S02°07'25"E | 108.26   |
| L2          | S87°52'35"W | 53.00    |
| L3          | S02°07'25"E | 116.27   |
| L4          | S87°52'35"W | 53.00    |
| L6          | S20°49'18"W | 62.21    |
| L7          | N69°09'36"W | 119.87   |
| L8          | S20°50'24"W | 80.00    |
| L9          | N69°09'36"W | 119.98   |
| L10         | S20°50'24"W | 7.19     |
| L11         | S20°50'24"W | 44.16    |
| L12         | N69°09'36"W | 239.88   |
| L13         | N20°50'24"E | 160.00   |
| L14         | N11°13'40"W | 94.18    |
| L15         | N69°09'36"W | 239.94   |
| L16         | N20°50'24"E | 41.07    |
| L17         | S87°09'52"W | 54.60    |
| L18         | S20°50'24"W | 78.44    |
| L19         | N69°09'36"W | 121.35   |
| L20         | S20°50'24"W | 85.45    |
| L21         | N69°09'36"W | 121.38   |
| L22         | N20°50'24"E | 57.46    |
| L23         | S87°09'52"W | 34.45    |
| L24         | S20°50'24"W | 101.86   |
| L25         | N66°33'19"W | 72.42    |
| L26         | N00°13'43"E | 44.42    |
| L27         | N89°45'07"W | 122.57   |
| L28         | S00°13'43"W | 27.13    |
| L29         | S86°40'18"W | 171.90   |
| L30         | S89°49'03"E | 103.70   |

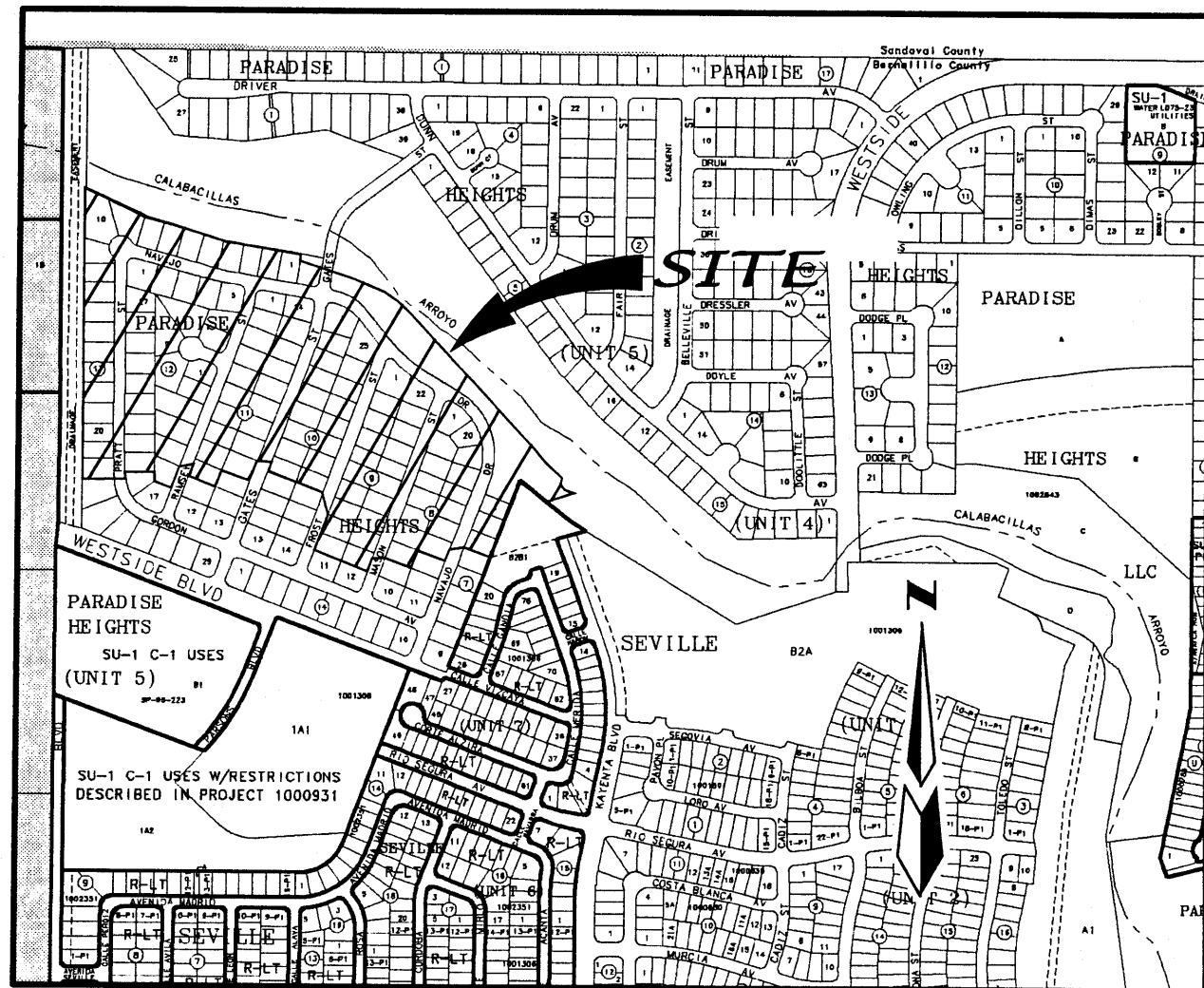


PRELIMINARY PLAT  
ANASAZI RIDGE SUBDIVISION

WITHIN THE  
TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 3  
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JANUARY, 2005



E:\ALB\2005\14563 Anasazi Ridge\Pre\Plat\A4063\BASE-A.DWG, 3/7/2005 7:17:22 AM, MARK GOODWIN & ASSOCIATES,  
 PLOTTED BY RDC



ZONE ATLAS: A-10-Z

NOTE: (RIGHT-OF-WAY TO BE VACATED BY THIS PLAT.)

A PORTION OF: RAMSEY STREET N.W., GATES STREET N.W., FROST DRIVE N.W., MASON STREET N.W. AND NAVAJO DRIVE N.W.

VACATED BY: \_\_\_\_\_

ALL OF: PRATT STREET N.W.

VACATED BY: \_\_\_\_\_

NOTE: (PROPERTY LINES TO BE ELIMINATED BY THIS PLAT.)

ALL OF: PARADISE HEIGHTS, UNIT FIVE; LOTS 1 THRU 3, BLOCK 7; LOTS 1 THRU 8 AND LOTS 14 THRU 20, BLOCK 8; LOTS 1 THRU 10 AND 13 THRU 22, BLOCK 9; LOTS 1 THRU 9 AND LOTS 18 THRU 25, BLOCK 10; LOTS 1 THRU 10 AND LOTS 16 THRU 24, BLOCK 11; LOTS 1 THRU 16 AND LOTS 19 THRU 27, BLOCK 12; LOTS 1 THRU 22, BLOCK 13; AND ALL OF TRACTS A AND B, THE CALABACILLAS ARROYO.

SITE BENCHMARK

NGS MONUMENT "1-A8" "SANDBERN" ELEVATION=5570.04 (SLD 1929)

EXISTING RIGHT-OF-WAY VACATION 323,625 SQUARE FEET 7.4294 ACRES

OWNERS

BUILDER'S INVESTMENT CO. of NM  
6300 JEFFERSON NE, SUITE 102  
ALBUQUERQUE, N.M. 87109  
(505) 828-1100

ENGINEERS

D. MARK GOODWIN & ASSOCIATES, P.A.  
CONSULTING ENGINEERS  
P.O. BOX 90606  
ALBUQUERQUE, NEW MEXICO 87199  
(505) 828-2200

SURVEYOR

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

| CURVE | LENGTH | RADIUS  | DELTA     | TANGENT | CHORD BRG   | CHORD  |
|-------|--------|---------|-----------|---------|-------------|--------|
| C1    | 38.54  | 5000.00 | 0°26'30"  | 19.27   | N77°04'42"E | 38.54  |
| C2    | 57.72  | 5000.00 | 0°39'41"  | 28.86   | N80°52'05"E | 57.72  |
| C3    | 20.04  | 775.00  | 1°28'53"  | 10.02   | N87°54'19"E | 20.04  |
| C4    | 122.15 | 155.00  | 45°09'06" | 64.44   | S78°14'45"E | 119.01 |
| C5    | 218.68 | 205.00  | 61°07'10" | 121.04  | N70°15'43"W | 208.46 |
| C6    | 111.61 | 275.00  | 23°15'16" | 56.59   | S51°19'46"E | 110.85 |
| C7    | 311.86 | 352.75  | 50°39'16" | 166.95  | N37°37'46"W | 301.81 |
| C8    | 48.70  | 30.00   | 9°30'46"  | 31.62   | S58°48'31"E | 43.53  |

| LINE | LENGTH | BEARING     |
|------|--------|-------------|
| L1   | 55.57  | S80°18'15"E |
| L2   | 32.34  | S09°48'16"W |
| L3   | 218.51 | S55°40'11"E |
| L4   | 111.80 | S74°41'06"W |
| L5   | 138.31 | N69°10'24"W |
| L6   | 62.21  | S20°49'18"W |
| L7   | 119.87 | N69°09'36"W |
| L8   | 80.00  | S20°50'24"W |
| L9   | 119.98 | N69°09'36"W |
| L10  | 7.19   | S20°50'24"W |
| L11  | 44.16  | S20°50'24"W |
| L12  | 239.88 | N69°09'36"W |
| L13  | 160.00 | N20°50'24"E |
| L14  | 94.18  | N11°13'40"W |
| L15  | 239.94 | N69°09'36"W |
| L16  | 41.07  | N20°50'24"E |
| L17  | 54.60  | S87°09'52"W |
| L18  | 78.44  | S20°50'24"W |
| L19  | 121.35 | N69°09'36"W |
| L20  | 85.45  | S20°50'24"W |
| L21  | 121.38 | N69°09'36"W |
| L22  | 57.46  | N20°50'24"E |
| L23  | 34.45  | S87°09'52"W |
| L24  | 101.86 | S20°50'24"W |
| L25  | 72.42  | N66°33'19"W |
| L26  | 44.42  | N00°13'43"E |
| L27  | 122.57 | N89°45'07"W |
| L28  | 27.13  | S00°13'43"W |
| L29  | 171.90 | S86°40'18"W |

PRELIMINARY PLAT ANASAZI RIDGE UNIT 1 APPROVED BY DRB ON 5/30/06

WITHIN THE TOWN OF ALAMEDA GRANT PROJECTED SECTION 1 TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO MARCH, 2006

#1 MIN LOT SIZE 5000 SQ. FT.  
#2 MIN LOT WIDTH 50 FT.

SUBDIVISION DATA

|                             |            |
|-----------------------------|------------|
| GROSS ACREAGE               | 40.7524 AC |
| ZONE ATLAS NO.              | A-10-Z     |
| NO. OF EXISTING LOTS        | 122 LOTS   |
| NO. OF LOTS CREATED         | 191 LOTS   |
| NO. OF TRACTS CREATED       | 11 TRACTS  |
| RIGHT-OF-WAY AREA VACATED   | 7.4294 AC  |
| RIGHT-OF-WAY AREA DEDICATED | 11.7958 AC |
| DATE OF SURVEY              | MAY 2003   |
| ZONING                      | R-1        |

PURPOSE OF PLAT

- SUBDIVIDE 122 LOTS AND RIGHT-OF-WAY INTO 191 RESIDENTIAL LOTS.
- DEDICATE RIGHT-OF-WAY AS SHOWN
- GRANT NEW EASEMENTS AS SHOWN
- VACATE EASEMENTS AND RIGHT-OF-WAY AS SHOWN

DESCRIPTION

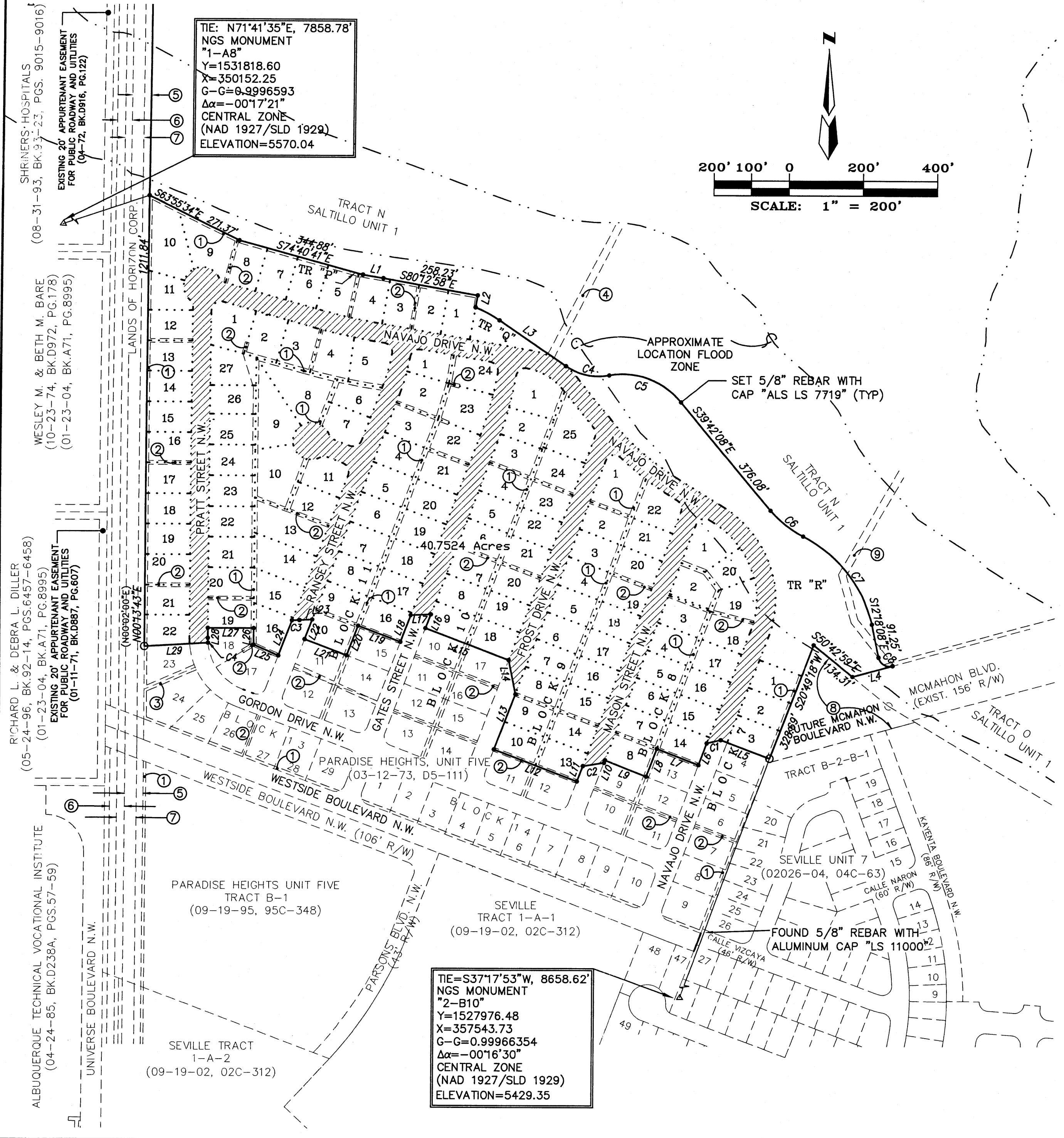
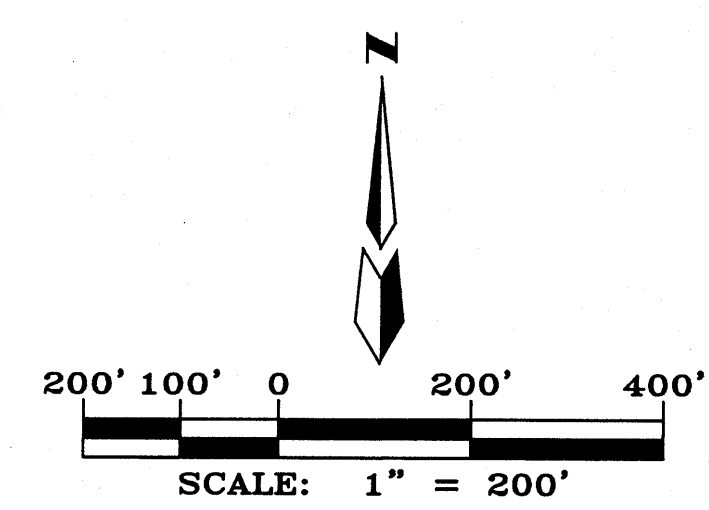
A tract of land situate within the Town of Alameda Grant, projected Section 3, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACTS P, Q & R, SALTILLO UNIT 1 as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico on 2006 in Book \_\_\_\_\_ Page \_\_\_\_\_ (DRB PROJECT NO. 1003257); together with Lots 1 thru 3, Block 7; Lots 1 thru 8 and 14 thru 20, Block 8; Lots 1 thru 10, and 13 thru 22, Block 9; Lots 1 thru 9 and 18 thru 25, Block 10; Lots 1 thru 10 and 16 thru 24, Block 11; Lots 1 thru 16 and 19 thru 27, Block 12; and Lots 1 thru 22, Block 13 of PARADISE HEIGHTS, UNIT FIVE 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 March 12, 1973 in Volume D5, Folio 111, together with all of Pratt Street N.W., Mason Street N.W. and Navajo Drive N.W. and containing 40.7524 acres more or less.

PLAT NOTES

- UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ○ SHALL BE MARKED BY A #5 REBAR W/CAP STAMPED PS#7719
- ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT ALL CENTERLINE P.C.'S, P.T.'S, ANGLE POINTS, AND STREET INTERSECTIONS AND SHOWN THUS ▲, WILL BE MARKED BY A FOUR INCH (4") ALUMINUM CAP STAMPED: "CITY OF ALBUQUERQUE CENTERLINE MONUMENTATION" "DO NOT DISTURB" "PS# 7719"
- BOUNDARY SHALL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
- BASIS OF BEARING SHALL BE NEW MEXICO STATE PLANE GRID BEARINGS (Central Zone).
- ALL DISTANCES SHALL BE GROUND DISTANCES.
- BEARINGS AND DISTANCES IN PARENTHESIS ARE RECORD.
- 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.
- BASIS OF BOUNDARY ARE THE FOLLOWING PLATS AND DOCUMENTS OF RECORD ENTITLED:  
 PLAT OF "RIO RANCHO ESTATES, UNIT 10", (05-06-68, BK.1 - PG.75)  
 PLAT OF "PARADISE HEIGHTS, UNIT FOUR", (05-07-68, D3-201)  
 REPLAT OF "PARADISE HEIGHTS, UNIT FOUR", (07-03-75, D6-161)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE", (03-12-73, D5-111)  
 PLAT OF "PARADISE HEIGHTS, UNIT FIVE, TRACT B-1", (09-19-95, 95C-348)  
 PLAT OF "SEVILLE", (09-19-02, 02C-312)  
 PLAT OF "SEVILLE UNIT 7", (02-26-04, 04C-63)  
 PLAT OF "LANDS OF PARADISE HEIGHTS, L.L.C.", (06-24-03, 03C-189)  
 RESULT OF SURVEY "NW 1/4 NW 1/4 TRACT 12 AND THE NORTH LINE OF THE NORTH 1/2 NE 1/4 TRACT 12 (08-30-00, 2000S-127)  
 "QUIT CLAIM DEED" (10-15-03, BK. 406, PGS. 177138-177170)  
 "SPECIAL WARRANTY DEED" (04-27-95, BK. 95-10, PGS. 3147-3158)  
 RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- DATE OF SURVEY: MAY, 2003.
- TITLE REPORT(S): PROVIDED BY LANDAMERICA ALBUQUERQUE TITLE FILE NO.: 237777TD (EFFECTIVE DATE: 01-15-04)
- UTILITY COUNCIL SYSTEM LOG NO.: 2004082799

EXISTING EASEMENTS

- EXISTING 7' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111) VACATED BY (V- )
- EXISTING 5' ELECTRIC AND TELEPHONE EASEMENT (03-12-73, D5-111) VACATED BY (V- )
- EXISTING 15' DRAINAGE EASEMENT (03-12-73, D5-111)
- EXISTING 20' NMUI WATERLINE EASEMENT (XX-XX-06, 06C-XX)
- EXISTING 50' R.E.A. EASEMENT (03-12-73, D5-111)
- EXISTING 40' DRAINAGE EASEMENT (03-12-73, D5-111)
- EXISTING 50' PLAINS ELECTRIC EASEMENT (05-08-53, 14-341)
- EXISTING PUBLIC ROADWAY EASEMENT (12-20-00, 02C-310)
- EXISTING 20' NMUI SANITARY SEWER EASEMENT (XX-XX-06, 06C-XX)



Handwritten signatures and dates: JP 3/18/05, Vincent Pizzonia, 12/21/04, Arlen Collatz, 3/15/06, 10/29/04, 1-20-05, R. O'Neil, March 30, 2006 for

APPROVED: \_\_\_\_\_  
CITY SURVEYOR, CITY OF ALBUQUERQUE, N.M.  
Date: 1-20-05

Sheet 1 of 2

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

