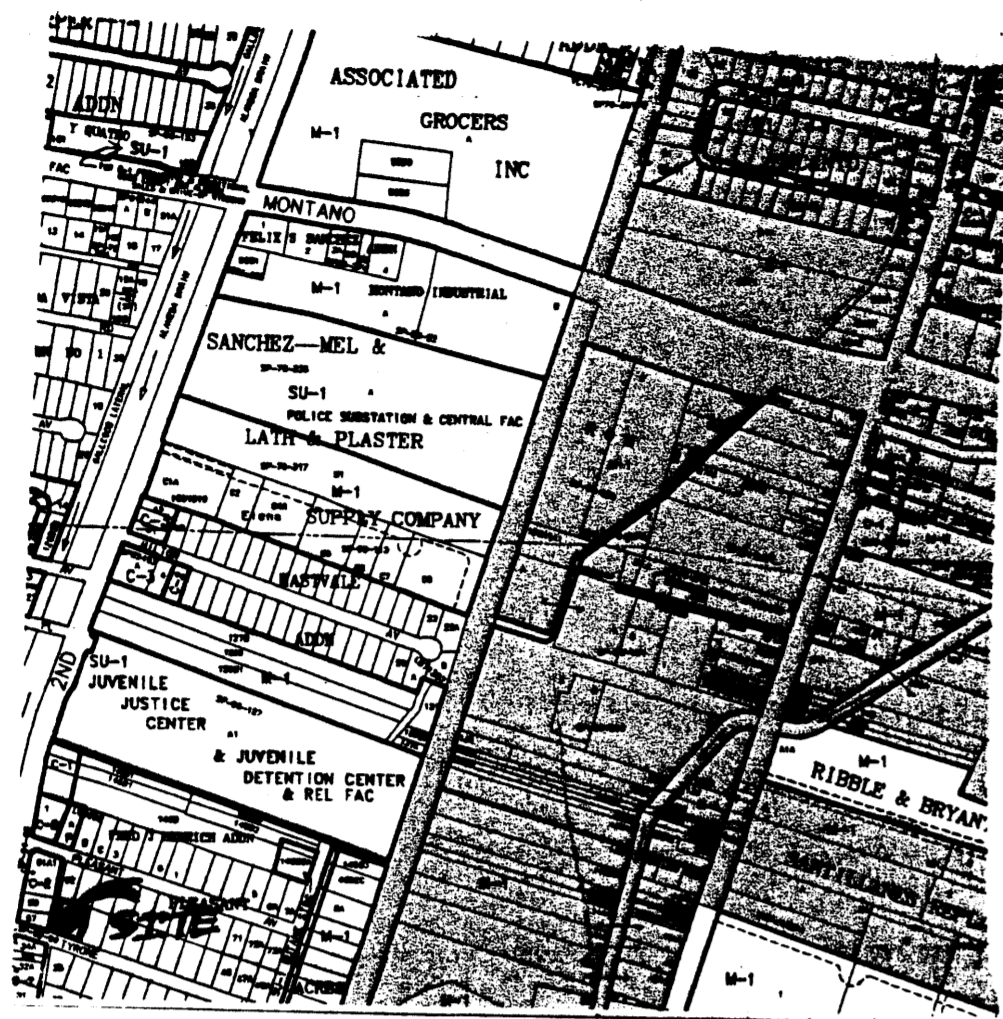


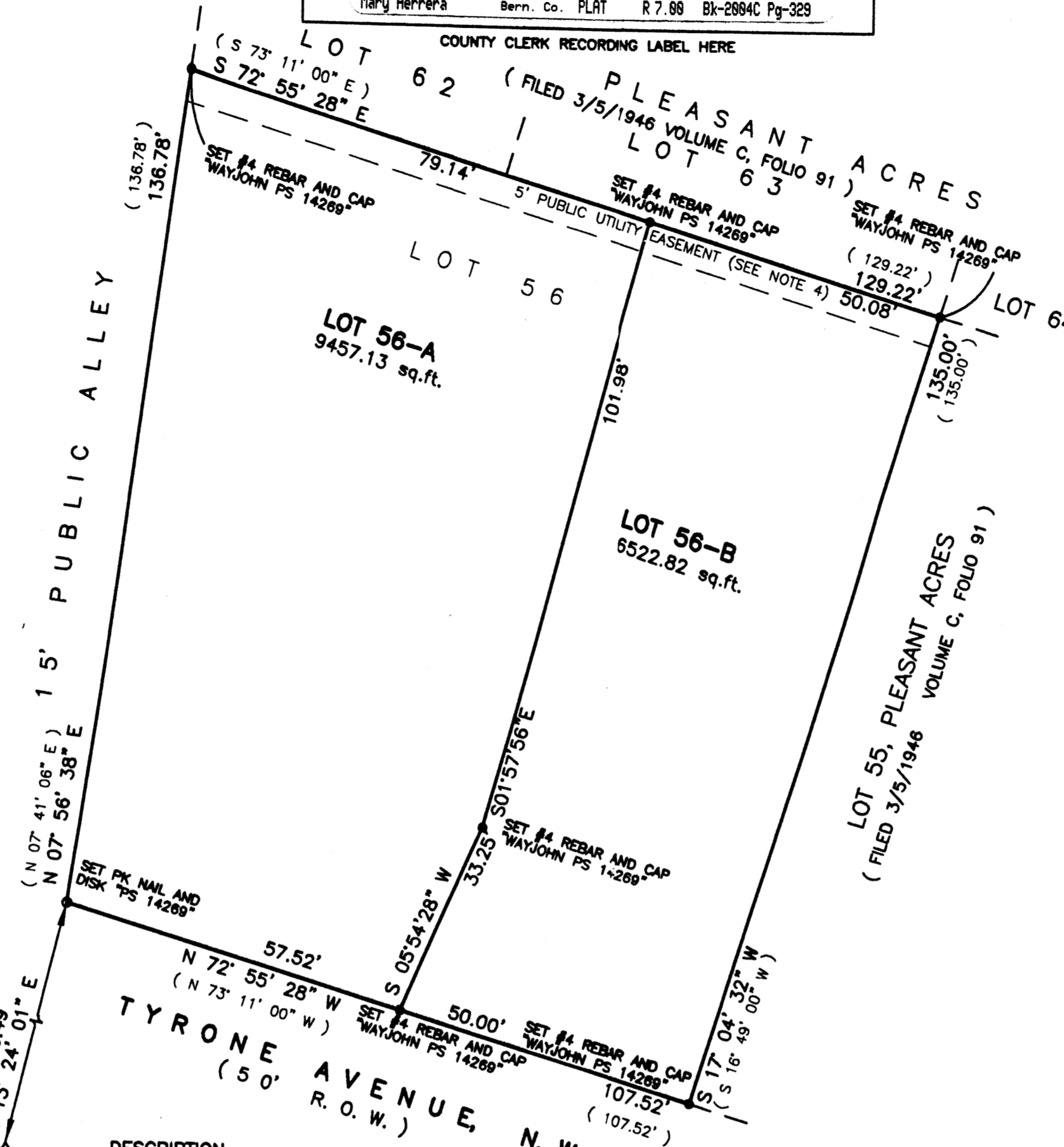
VICINITY MAP (F-15) NO SCALE



PLAT OF LOTS 56-A AND 56-B PLEASANT ACRES

A REPLAT OF LOT 56
PLEASANT ACRES
WITHIN SW 1/4, SECTION 33, T.11N., R.3E., N.M.P.M.
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

SEPTEMBER 2004

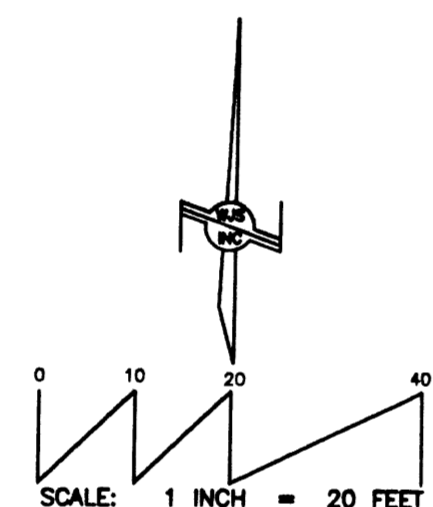


APPROVALS as specified by the City of Albuquerque Subdivision Ordinance:

SUBMISSION CASE NO. ADRB-0530

PROJECT NO. 1003701

<i>Thomas D. Johnston</i>	<u>10/13/04</u>
DRB Chairperson, Planning Department, City of Albuquerque	Date
<i>John D. Green</i>	<u>10-13-04</u>
Water Utilities Department, City of Albuquerque	Date
<i>John B. Hat</i>	<u>10-4-04</u>
City Surveyor, City of Albuquerque	Date
<i>Christina Sandoval</i>	<u>10/13/04</u>
Parks and Recreation, City of Albuquerque	Date
<i>Bradley J. Bingham</i>	<u>10/13/04</u>
A.M.A.F.C.A.	Date
<i>Bradley J. Bingham</i>	<u>10/13/04</u>
City Engineer, City of Albuquerque	Date



SUBDIVISION DATA

- DRB Proj. No. 1003701
- Zone Atlas Index No. F-15
- Current Zoning R-1
- Gross acreage 0.3668
- Existing number of deeded parcels 1
Replatted number of lots 2

LOG NO. 2004361754

ACS STATION
"NM-47-10"
x: 383,387.65
y: 1,500,747.69
Delta Alpha: -00°13'28"
Ground-to-grid:
0.99967781
NAD 1927

- NOTES**
- Bearings shown on this plat are New Mexico State Plane Grid, Central Zone, NAD 1927. Record distances and bearings are shown in parentheses ().
 - Perimeter distances are field measurements made on the ground and agree with deed records except as noted.
 - Monuments recovered and accepted or reset are noted on inscribed plat.
 - Existing Five foot (5') Public Utility Easement granted by plat of PLEASANT ACRES, 3/5/1946, in Volume C, folio 91.

PURPOSE OF PLAT
This plat has been prepared for the purposes of creating an additional lot.

FOR BERNALILLO COUNTY TREASURER'S OFFICE USE ONLY
THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC# 1 015 061 028 002 30201

PROPERTY OWNER OF RECORD: GARRETT DAVID F ETUX

BERNALILLO COUNTY TREASURER'S OFFICE
Mark H. Smith 15 Oct 04

DESCRIPTION
Lot numbered Fifty-Six (56), of the plat of PLEASANT ACRES, Albuquerque, New Mexico, as the same is shown and designated on said plat, filed in the office of the County Clerk of Bernalillo County, New Mexico on March 5, 1946, in Volume C, folio 91.

FREE CONSENT
The platting of the property as described above and granting of public easements, is with the free consent and in accordance with the desires of the undersigned owner. Said owner warrants that he holds complete and indefeasible title in fee simple to the land subdivided.

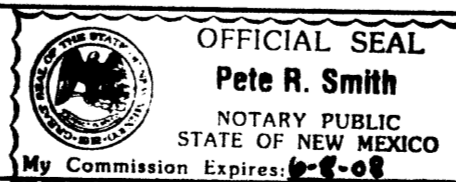
Bruce Ponder
Bruce Ponder
10/4/04
Date

ACKNOWLEDGMENT
STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss

On this 4th day of October, 2004, the foregoing instrument was acknowledged before me by Bruce Ponder.

My Commission expires 6-08-08

Pete R. Smith
Pete R. Smith
Notary Public



SURVEYOR'S CERTIFICATE

I, Thomas D. Johnston, licensed as a Professional Surveyor under the laws of the State of New Mexico, do hereby certify that this plat was prepared by me or under my supervision, that I am responsible for this plat, that it shows all easements of the recorded plat and made known to me by the title company, utility companies or by the owner of record, meets the minimum standards for monumentation and surveys of the Albuquerque Subdivision Ordinance, and meets the Minimum Standards for Land Surveys as adopted by the New Mexico State Board of Registration for Professional Engineers and Surveyors, effective October 1, 2000 and is true and correct to the best of my knowledge and belief.

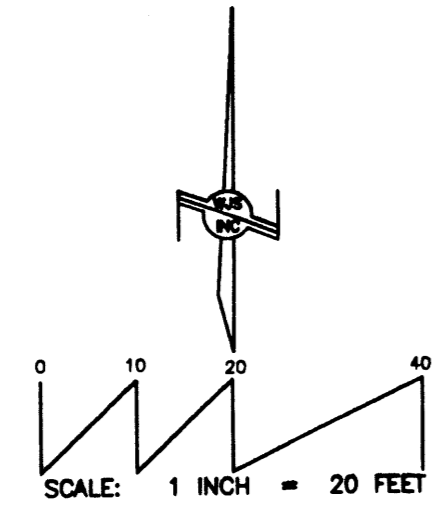
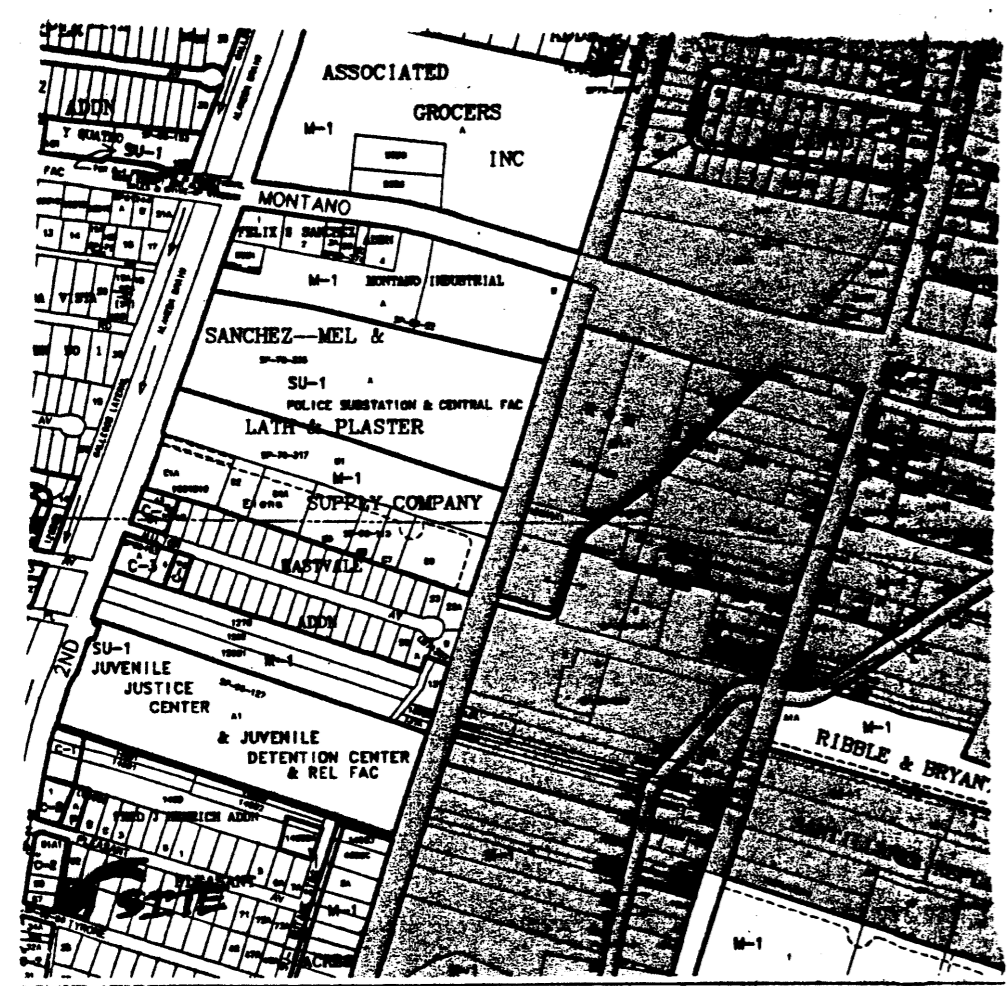
Thomas D. Johnston
Thomas D. Johnston, N.M.P.S. No. 14269
9/30/04
Date

**WAYJOHN
SURVEYING
INC**

330 LOUISIANA BLVD., N.E.
ALBUQUERQUE, N.M. 87108
PHONE: (505) 255-2052 FAX: (505) 255-2887

INDEXING INFORMATION FOR COUNTY CLERK OWNER: PONDER LOCATION: SEC. 18 T.10 N., R.3 E., N.M.P.M. PLEASANT ACRES	DRAWN: <u>E W K</u> CHECKED: <u>T D J</u> DRAWING NO. <u>SP90204.DWG</u>	SCALE: <u>1" = 20'</u> FILE NO. <u>SP-9-02-2004</u> SHEET 1 OF 1
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VICINITY MAP (F-15) NO SCALE



SUBDIVISION DATA

- DRB Proj. No.
- Zone Atlas Index No. F-15
- Current Zoning R-1
- Gross acreage 0.3668
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NMSP CENTRAL ZONE
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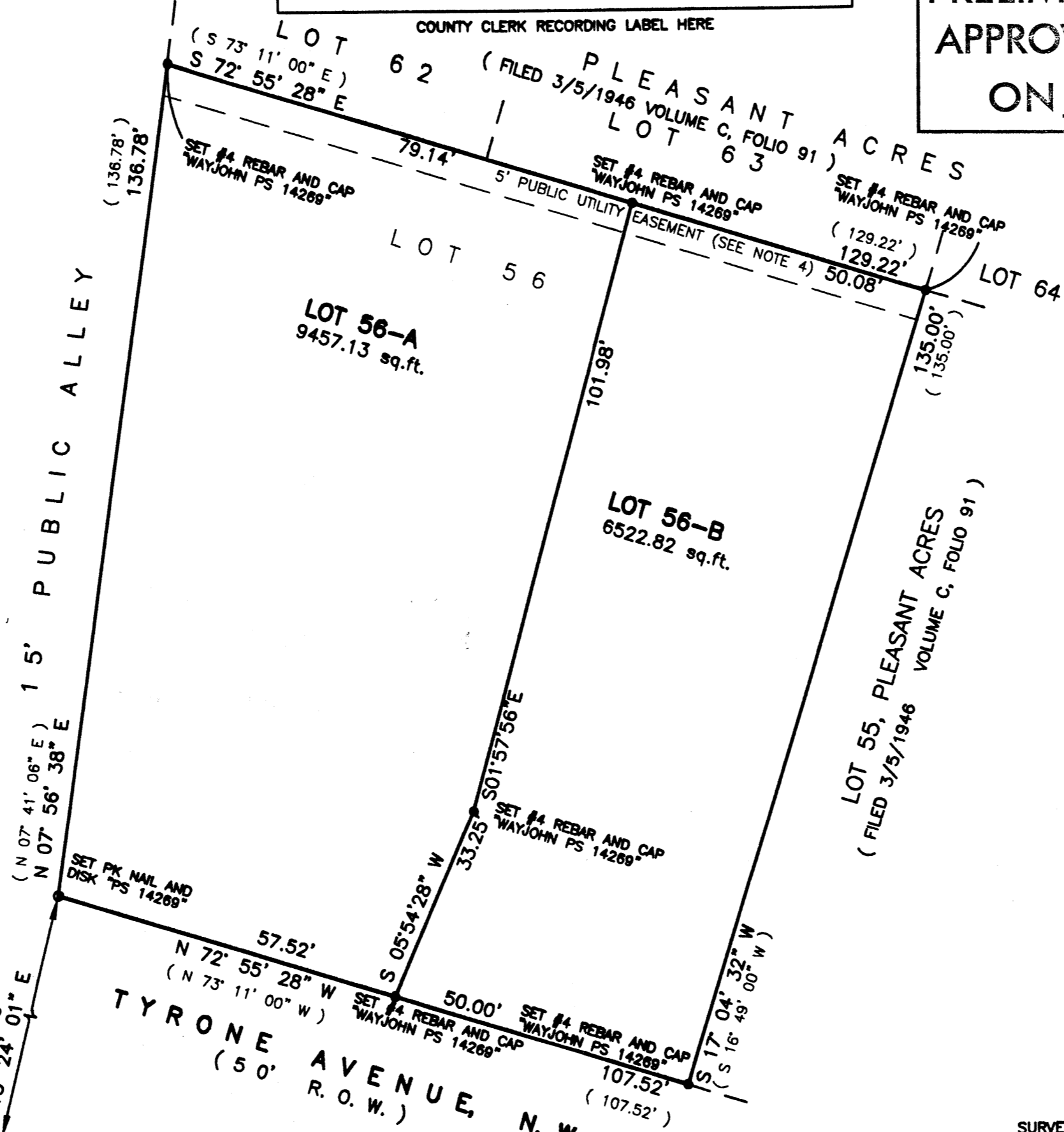
PURPOSE OF PLAT
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FOR BERNALILLO COUNTY TREASURER'S OFFICE USE ONLY

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC# 1 015 061 028 002 30201

PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURER'S OFFICE



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Bruce Ponder
Bruce Ponder
10/4/04
Date

ACKNOWLEDGMENT
STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss

On this 4th day of October, 2004, the foregoing instrument was acknowledged before me by Bruce Ponder.

My Commission expires 6-08-08

Pete R. Smith
Notary Public

OFFICIAL SEAL
Pete R. Smith
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires: 6-8-08

PLAT OF
PRELIMINARY PLAT
APPROVED BY DRB
ON 10/13/04

LOTS 56-A AND 56-B
PLEASANT ACRES
A REPLAT OF LOT 56
PLEASANT ACRES
WITHIN SW 1/4, SECTION 33, T.11N., R.3E., N.M.P.M.
ATBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

SEPTEMBER 2004

APPROVALS as specified by the City of Albuquerque Subdivision Ordinance:
SUBMISSION CASE NO. _____

APPROVALS as specified by the City of Albuquerque Subdivision Ordinance:
PROJECT NO. _____

DRB Chairperson, Planning Department, City of Albuquerque _____ Date _____

Traffic Engineer, City of Albuquerque _____ Date _____

Water Utilities Department, City of Albuquerque _____ Date _____
John B. Hunt 10-4-04
City Surveyor, City of Albuquerque _____ Date _____

Parks and Recreation, City of Albuquerque _____ Date _____

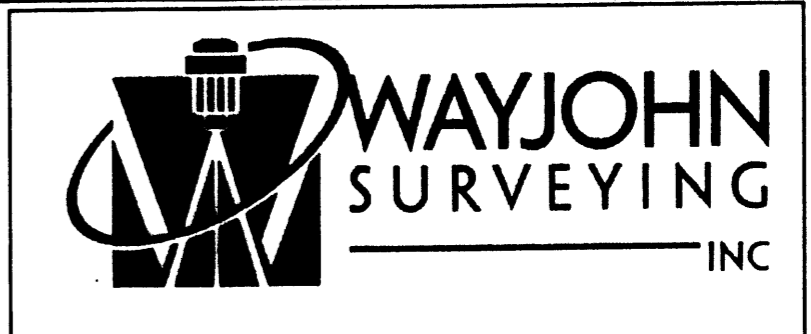
A.M.A.F.C.A. _____ Date _____

City Engineer, City of Albuquerque _____ Date _____

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Thomas D. Johnston
Thomas D. Johnston, N.M.P.S. No. 14269
9.30.04
Date



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ALBUQUERQUE, N.M. 87108
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	CHECKED: T D J	27 SEP 2004	SHEET 1 OF 1