

**THE STROSNIDER COMPANY**

**CHELWOOD SUBDIVISION**  
**PRELIMINARY LAYOUT PLAN**  
**SKETCH PLAT**

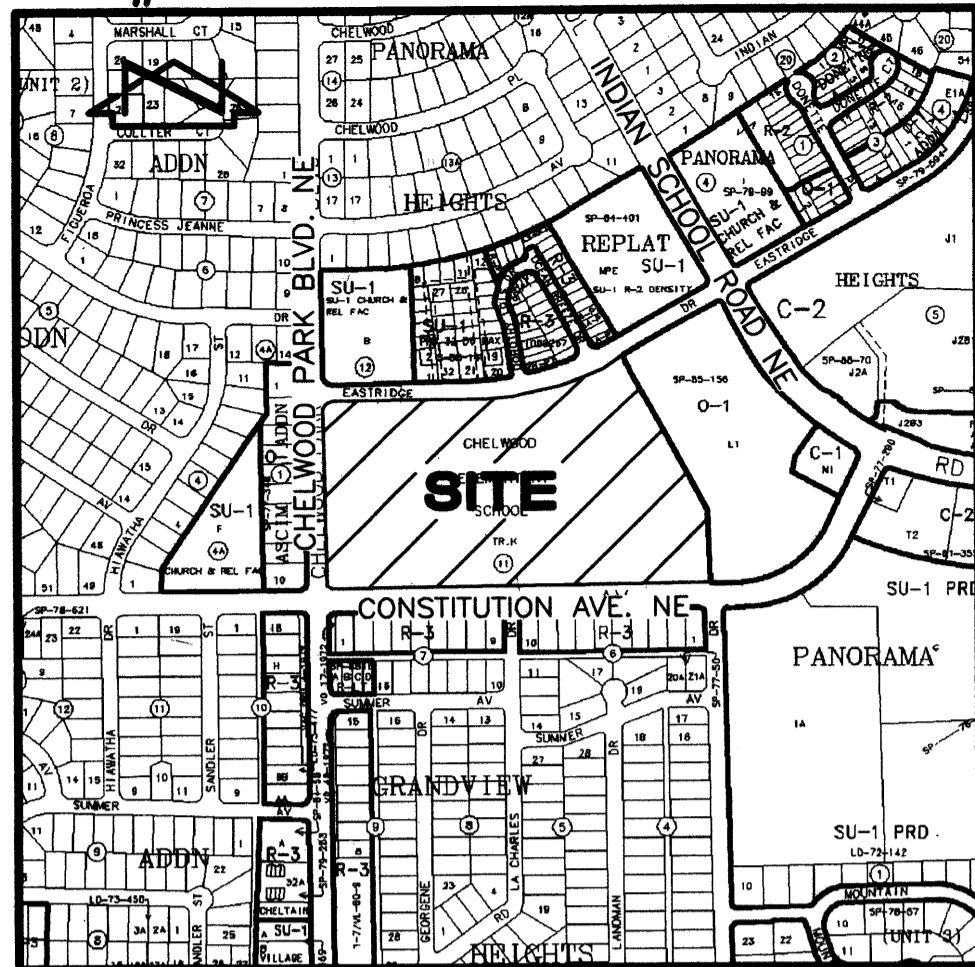
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**ISAACSON & ARFMAN, P.A.**  
*Consulting Engineering Associates*  
 128 Monroe Street N.E.  
 Albuquerque New Mexico

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1373PRELIM.DWG.rh      02/08/05

**SHEET 1 OF 1**



VICINITY MAP

SCALE: 1" = 750'

J-22

FREE CONSENT

The subdivision hereon is with the free consent and in accordance with the desires of the undersigned owner. I hereby warrant that I hold complete and indefeasible title in fee simple to the land subdivided, hereon.

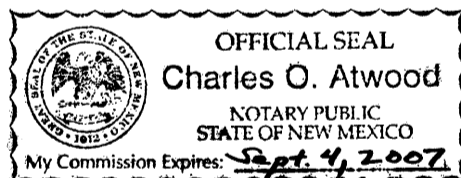
Signature of Michael J. Vigil, Superintendent for Business, Albuquerque Public Schools. Date: 4/5/05

ACKNOWLEDGEMENT

STATE OF NEW MEXICO )
COUNTY OF BERNALILLO ) SS

This instrument was acknowledged before me on this 5th day of April, 2005, by Michael J. Vigil, Superintendent for Business, Albuquerque Public Schools.

Signature of Notary Public Charles O. Atwood



PLAT OF
TRACTS A AND B,
CHELWOOD ELEMENTARY SCHOOL
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MARCH, 2005

DESCRIPTION

Tract K, Block 11, Panorama Heights, Albuquerque, New Mexico, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on September 17, 1963, Book D3, Page 76.

ALBUQUERQUE PUBLIC SCHOOLS
OWNER
SEC. 15, T. 10 N., R. 4 E., N.M.P.M.
LOCATION
CHELWOOD ELEMENTARY SCHOOL
SUBDIVISION

COUNTY CLERK FILING DATA

DRB PROJECT NUMBER 1003762
APPLICATION NUMBER 04EPC-01714

APPROVALS:

PRELIMINARY PLAT
APPROVED BY DRB
ON 4/20/05

DRB CHAIRPERSON, PLANNING DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE

UTILITIES DEVELOPMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE

CITY ENGINEER, CITY OF ALBUQUERQUE, NEW MEXICO DATE

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

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION, CITY OF ALBUQUERQUE, NEW MEXICO DATE

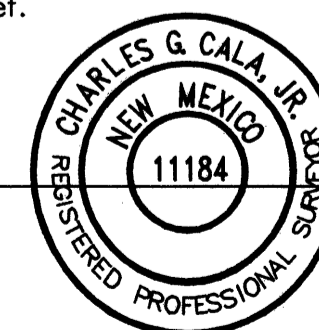
PARKS AND RECREATION DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE

Signature of City Surveyor. Date: 4-8-05

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., New Mexico Professional Surveyor No. 11184, do hereby certify; that this Plat and the actual survey on the ground upon which it is based were performed by me or under my direct supervision; that the survey shows all easements made known to me by this owner, utility companies, or other parties expressing an interest; that this survey complies with the minimum requirements for Monumentation and Surveys of the Albuquerque Subdivision Ordinance; that this survey meets the Minimum Standards for Surveying in New Mexico, and that it is true and correct to the best of my knowledge and belief.

Signature of Charles G. Cala, Jr., NMPS 11184



03.29.2005
Date



JEFF MORTENSEN & ASSOCIATES, INC.
6010-B MIDWAY PARK BLVD. N.E.
ALBUQUERQUE NEW MEXICO 87109
ENGINEERS SURVEYORS (505) 345-4250
JOB #2005.020.1 PLAT

**PLAT OF**  
**TRACTS A AND B, CHELWOOD ELEMENTARY SCHOOL**  
 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 MARCH, 2005

COUNTY CLERK FILING DATA

Notes:

1. A boundary survey was performed in April, 2003. Property corners were found or set as indicated. Survey was verified and updated in March, 2005.
2. All distances are ground distances.
3. Site located within Section 15, Township 10 North, Range 4 East, N.M.P.M.
4. Bearings shown hereon are New Mexico State Plane Grid Bearings, Central Zone. These bearings are positioned from A.C.S. Control Station "1-J23-A".
5. Record bearings and distances are shown in parenthesis.
6. No street mileage was created by this plat.
7. The purpose of this plat is to create 2 (two) tracts from Tract K, Block 11, Panorama Heights.
8. The following documents and instruments were used for the performance and preparation of this survey:
  - a. Real Property files of the Albuquerque Public Schools, Real Property Director.
  - b. Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 76, Records of Bernalillo County, New Mexico.
  - c. Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 75, Records of Bernalillo County, New Mexico.
  - d. Plat of Panorama Heights, filed 04-10-1985, Book C26, Page 185, Records of Bernalillo County, New Mexico.
  - e. Plat of ASCIM Addition, filed 07-20-1977, Book D7, Page 191, Records of Bernalillo County, New Mexico.
  - f. Plat of Eastridge Residential Development, filed 08-26-1986, Book C31, Page 88, Records of Bernalillo County, New Mexico.
  - g. Plat of Breeze at South Peak, filed 09-19-2000, Book 2000C, Page 244, Records of Bernalillo County, New Mexico.
  - h. Warranty Deed filed 01-08-1965, Book D765, Pages 81-83, Records of Bernalillo County, New Mexico.
  - i. Policy of Title Insurance No. W318-810 prepared by Lawyers Title Insurance Corporation dated January 08, 1965.
  - j. Boundary Survey of Tract "K", Block 11, Panorama Heights, prepared by this office dated June 27, 2003, superseded by survey dated September 22, 2003 (both unrecorded).
  - k. Property Search and Examination LR2: #04-1041988-B-VG prepared by Fidelity National Title dated February 04, 2004.
  - l. Commitment for Title Insurance issued by Fidelity National Title Insurance Company dated September 17, 2004 (Commitment No. 04-1047613-B-VG-A).
  - m. ALTA/ACSM Land Title Survey of a portion of Tract "K", Block 11, Panorama Heights, prepared by this office dated October 04, 2004 (unrecorded).
9. Gross subdivision acreage = 17.8197 acres.
10. Current Zoning on site is R-LT, based upon Official Notification of Decision dated December 17, 2004, (04EPC-01714 Zone Map Amendment).
11. Prior to development, City of Albuquerque Water and Sanitary Sewer Service to Tract B, Chelwood Elementary School must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement.

BOUNDARY TABLES

| LINE | DIRECTION     | DISTANCE |
|------|---------------|----------|
| L1   | S 83°46'56" W | 20.14'   |
| (L1) | S 83°38'45" W |          |

| CURVE | RADIUS   | LENGTH  | CHORD   | BEARING       | DELTA     |
|-------|----------|---------|---------|---------------|-----------|
| C1    | 25.00'   | 39.23'  | 35.32'  | N 45°35'21" W | 89°54'06" |
| (C1)  | 25.00'   | 39.27'  |         |               |           |
| C2    | 25.00'   | 39.27'  | 35.36'  | N 44°21'41" E | 90°00'00" |
| C3    | 1153.45' | 553.62' | 548.32' | N 75°36'41" E | 27°30'01" |
| (C3)  | 1153.45' | 554.23' |         |               |           |
| C4    | 1153.45' | 432.70' | 430.17' | N 78°36'53" E | 21°29'37" |
| C5    | 1153.45' | 120.92' | 120.87' | N 64°51'52" E | 06°00'24" |

KEYED NOTES

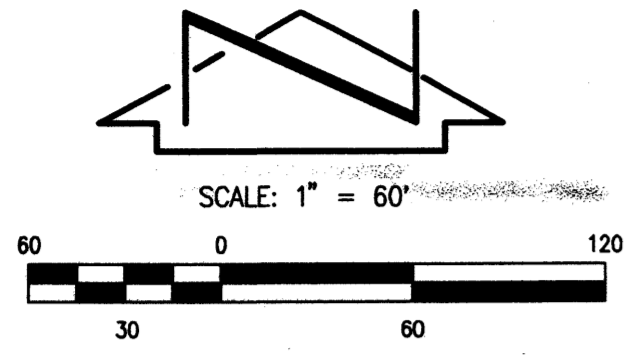
- ① UTILITY EASEMENT GRANTED BY PLAT D3-75 & D3-76
- ② PNM AND US WEST EASEMENT GRANTED BY DOCUMENT FILED 10-06-1994, BOOK 94-28, PAGES 5297-5298, DOC. #94121834
- ③ PNM AND MST&T EASEMENT GRANTED BY DOCUMENT FILED 10-13-1967, BOOK MISC. 83, PAGE 13, DOC. #68310
- ④ PNM AND MST&T EASEMENT GRANTED BY DOCUMENT FILED 10-13-1967, BOOK MISC. 83, PAGE 12, DOC. #68309
- (A) FOUND 1" IRON PIPE, TAGGED W/WASHER STAMPED "NMPS 11184"
- (B) FOUND ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE, CENTERLINE MONUMENT DO NOT DISTURB PLS #7719"
- (C) FOUND CHISELED "+" IN CONCRETE
- (D) FOUND P.K. NAIL (NOT HONORED)
- (E) FOUND NAIL W/TAG (0.1' WEST OF BOUNDARY LINE OF TRACT K)
- (F) FOUND 1 1/2" IRON PIPE IN CONCRETE, TAGGED W/WASHER STAMPED "NMPS 11184"
- (G) FOUND #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"



JEFF MORTENSEN & ASSOCIATES, INC.  
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 ALBUQUERQUE, NEW MEXICO 87109  
 ENGINEERS & SURVEYORS (505) 345-4250  
 JOB #2005.020.1 PLAT

PLAT OF  
**TRACTS A AND B,  
 CHELWOOD ELEMENTARY SCHOOL**  
 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 MARCH, 2005

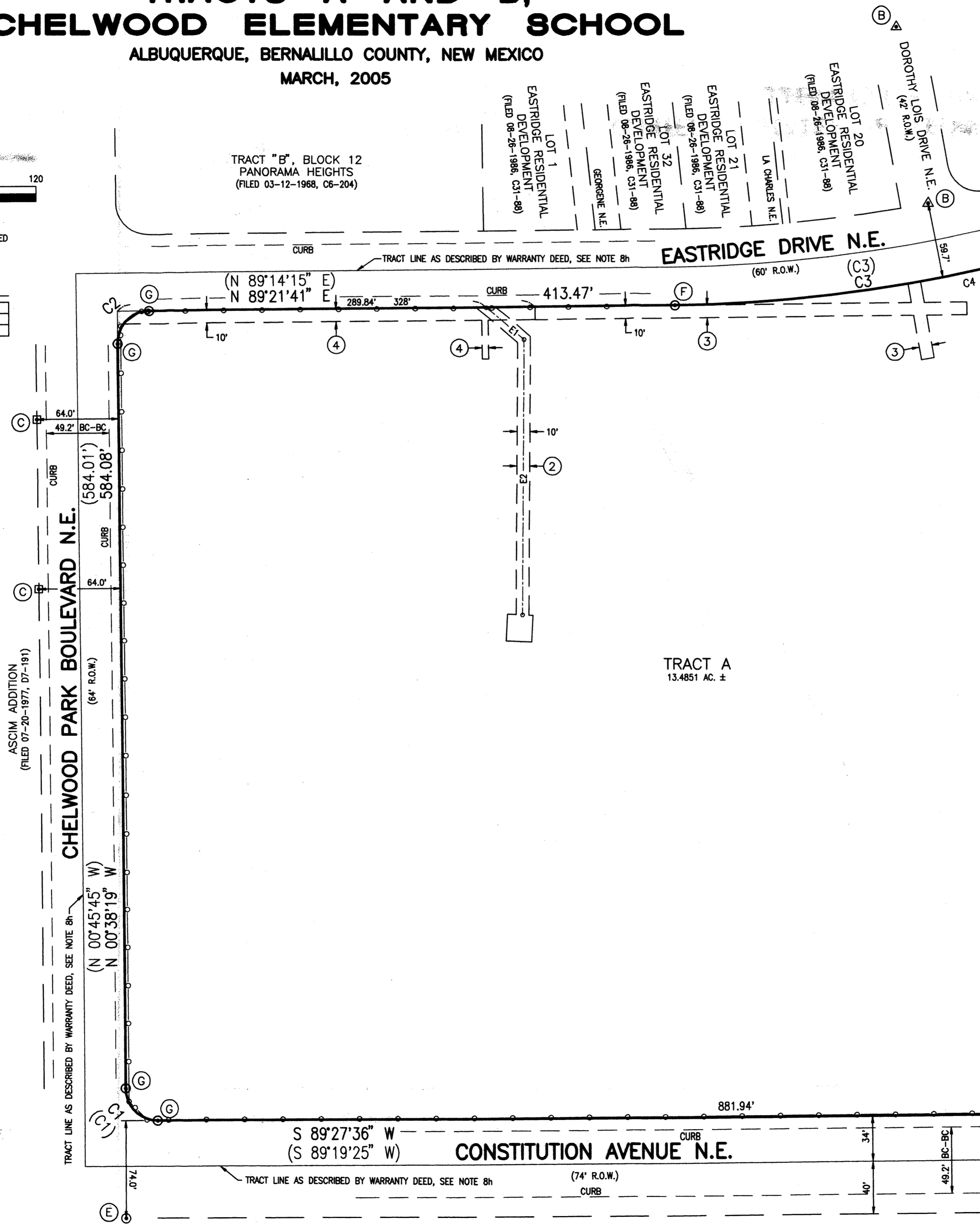
COUNTY CLERK FILING DATA



NOTE: FOR BOUNDARY TABLES AND KEYED NOTES SEE SHEET 2 OF 4

EASEMENT TABLE

| LINE | DIRECTION     | DISTANCE |
|------|---------------|----------|
| E1   | S 50°21'11" E | 38.34'   |
| E2   | S 00°23'04" W | 215.81'  |

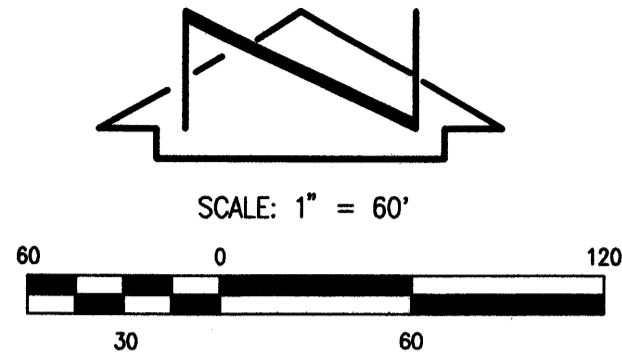


MATCH LINE - FOR CONTINUATION SEE SHEET 4

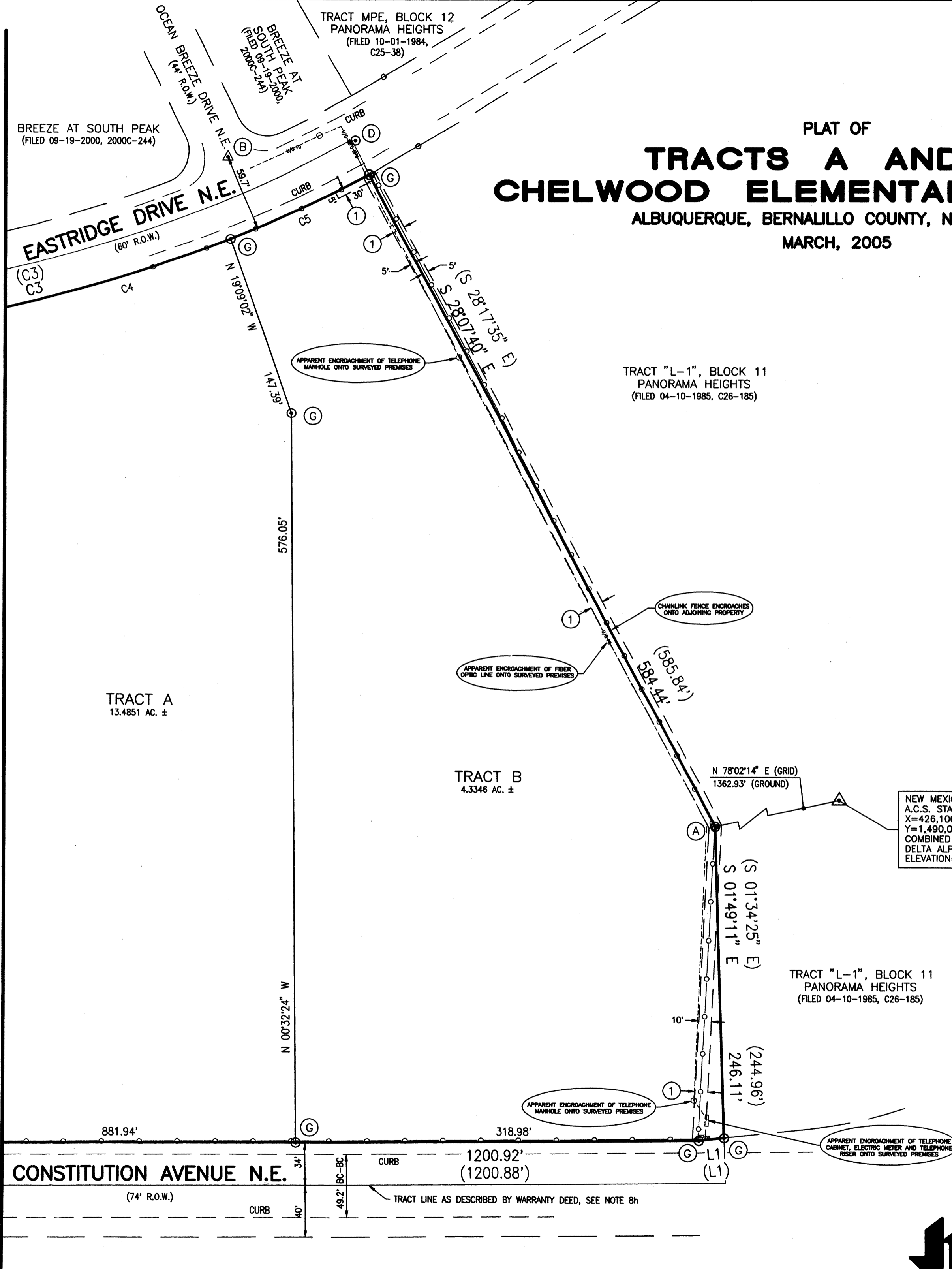


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 ALBUQUERQUE, NEW MEXICO 87109  
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 JOB #2005.020.1 PLAT

PLAT OF  
**TRACTS A AND B,  
CHELWOOD ELEMENTARY SCHOOL**  
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
MARCH, 2005



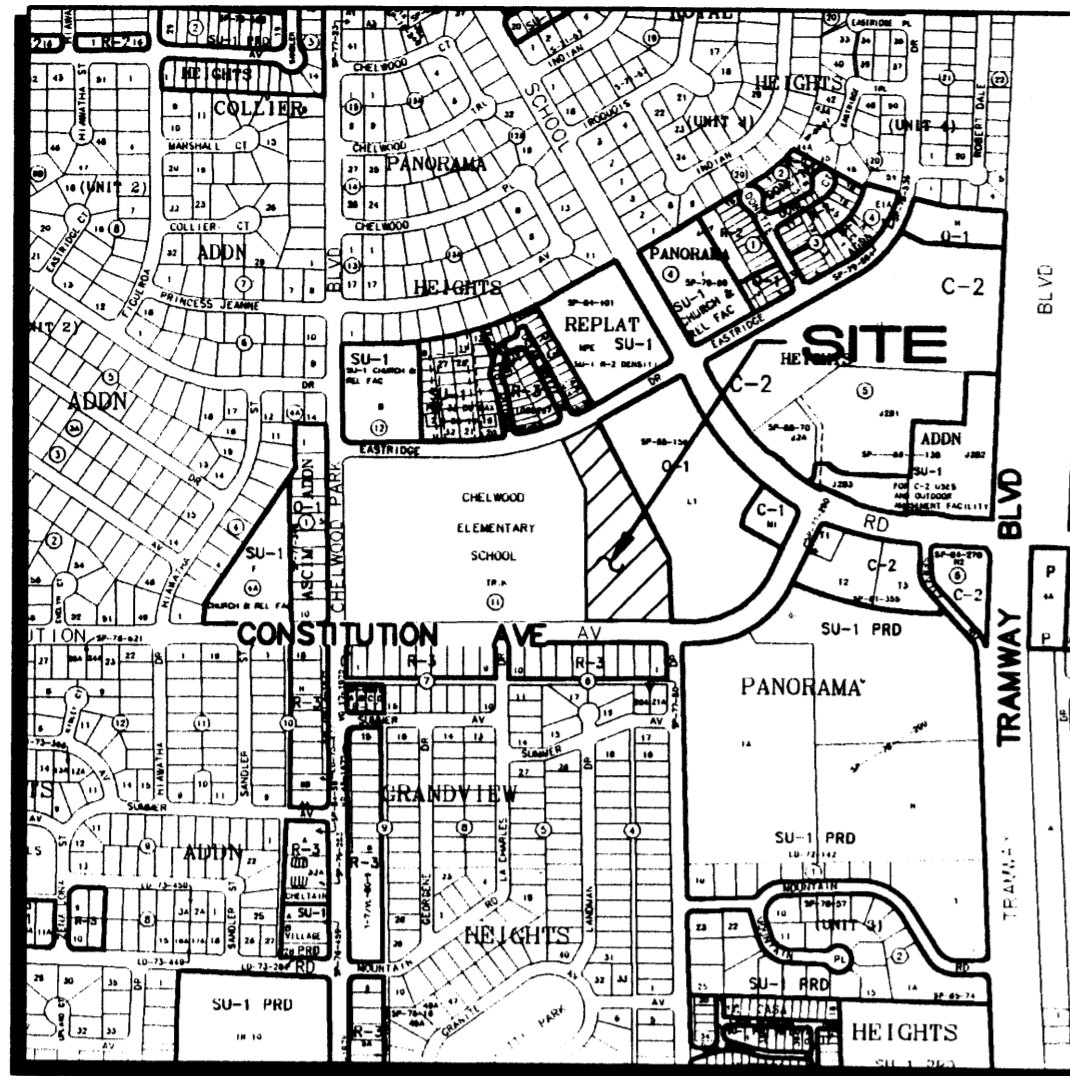
MATCH LINE - FOR CONTINUATION SEE SHEET 3



NEW MEXICO CENTRAL ZONE-NAD 1927  
A.C.S. STA. "1-J23-A"  
X=426,100.69  
Y=1,490,001.03  
COMBINED FACTOR=0.99962698  
DELTA ALPHA=-00°08'31"  
ELEVATION=5840.708' (NGVD 29)



JEFF MORTENSEN & ASSOCIATES, INC.  
6010-B MIDWAY PARK BLVD. N.E.  
ALBUQUERQUE □ NEW MEXICO 87109  
ENGINEERS □ SURVEYORS (505) 345-4250  
JOB #2005.020.1 PLAT4



J-22

1"=750'±

**VICINITY MAP**

**SUBDIVISION DATA / NOTES**

1. Total Number of Existing Tracts: 1
2. Total Number of Lots created: 25
3. Total Number of Tracts created: 2
4. Gross Subdivision Acreage: 4.3346 Ac.
5. Total Mileage of Full Width Streets Created: .1727 Mi.
6. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
7. Distances are ground distances.
8. Bearings and distances in parenthesis are record.
9. Basis of boundary are the following plats of record entitled:  
 Real Property files of the Albuquerque Public Schools, Real Property Director, Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 76, Records of Bernalillo County, New Mexico.  
 Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 75, Records of Bernalillo County, New Mexico.  
 Plat of Panorama Heights, filed 04-10-1985, Book C26, Page 185, Records of Bernalillo County, New Mexico.  
 Plat of ASCIM Addition, filed 07-20-1977, Book D7, Page 191, Records of Bernalillo County, New Mexico.  
 Plat of Eastridge Residential Development, filed 08-26-1986, Book C31, Page 88, Records of Bernalillo County, New Mexico.  
 Plat of Breeze at South Peak, filed 09-19-2000, Book 2000C, Page 244, Records of Bernalillo County, New Mexico.  
 Warranty Deed filed 01-08-1965, Book D765, Pages 81-83, Records of Bernalillo County, New Mexico.  
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 Boundary Survey of Tract "K", Block 11, Panorama Heights, prepared by this office dated June 27, 2003, superseded by survey dated September 22, 2003 (both unrecorded).  
 Property Search and Examination LR2: #04-1041988-B-VG prepared by Fidelity National Title dated February 04, 2004.  
 Commitment for Title Insurance issued by Fidelity National Title Insurance Company dated September 17, 2004 (Commitment No. 04-1047613-B-VG-A).
10. Field Survey performed: June 2005
11. Title Report: #04-1041988-B-VG February 04, 2004
12. This property is apparently affected by reservations, restrictions and agreements contained within easements, documents and memorandums as listed within the above mentioned Title Report.
13. City Standard Utility Note II:  
 Water and Sanitary Sewer Service to Chelwood Hills Subdivision must be verified and coordinated with the Albuquerque Bernalillo County Water Utility Authority.
14. Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersections prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PS 11224".
15. ZONING: R-LT
16. All property corners created by this plat shall be set with 5/8" rebar with cap "PS 11228".

**LEGAL DESCRIPTION**

A certain tract of land located within the Corporate Limits of the City of Albuquerque, New Mexico, comprising Tract B, Chelwood Elementary School the same is shown and designated on the plat filed in the Office of the County clerk of Bernalillo County, New Mexico on April 22, 2005, Book 2005C, Page 124.

**DISCLOSURE STATEMENT**

The intent of this plat is to subdivide the subject tract into 25 residential lots, 2 tracts, and grant easements necessary to serve the residential development.

**FREE CONSENT AND DEDICATION**

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

**OWNER**

Chelwood Hills, LLC

*Patrick Strosnider*  
 Patrick Strosnider  
 Managing Member

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO }  
 COUNTY OF BERNALILLO } SS

This instrument was acknowledged before me on August 14, 2006, 2006, by Patrick Strosnider, Managing Member of Chelwood Hills, L.L.C., a New Mexico Limited Liability Corporation, on behalf of said corporation.

My Commission Expires: 12-6-07  
*Jerry H. Lee*  
 Notary Public

**PLAT FOR CHELWOOD HILLS SUBDIVISION**

BEING A REPLAT OF TRACT B  
 CHELWOOD ELEMENTARY SCHOOL  
 SECTION 15 T. 10 N, R 4 E, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006

**APPROVALS**

DRB PROJECT NO. 1003762

Utility Approvals

PNM ELECTRIC SERVICES DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

PNM GAS SERVICES DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

QWEST \_\_\_\_\_ DATE \_\_\_\_\_

COMCAST \_\_\_\_\_ DATE \_\_\_\_\_

City of Albuquerque  
*Patrick Strosnider*  
 CITY SURVEYOR \_\_\_\_\_ DATE 8-15-06

REAL PROPERTY DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

ENVIRONMENTAL HEALTH DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY \_\_\_\_\_ DATE \_\_\_\_\_

PARKS AND RECREATION DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

AMAFCA \_\_\_\_\_ DATE \_\_\_\_\_

CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_

DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

CENTERLINE MONUMENT

**SURVEYOR'S CERTIFICATION**

"I, Mitchell W. Reynolds, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true and correct to the best of my knowledge and belief".



*Mitchell W. Reynolds*  
 Mitchell W. Reynolds P.S. No. 11224 \_\_\_\_\_ DATE 08-14-06

**SURVEYS SOUTHWEST, LTD.**

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

**PLAT  
FOR  
CHELWOOD HILLS  
SUBDIVISION**  
BEING A REPLAT OF  
TRACT B  
CHELWOOD ELEMENTARY SCHOOL  
SECTION 15 T. 10 N, R 4 E, N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006

| CURVE | RADIUS  | LENGTH | DELTA     | TABLE | BRG           | CHORD  | TANGENT |
|-------|---------|--------|-----------|-------|---------------|--------|---------|
| C1    | 1153.45 | 120.92 | 6°00'24"  |       | N 64°52'05" E | 120.87 | 60.52   |
| C2    | 25.00   | 36.19  | 82°56'09" |       | S 22°19'02" W | 33.11  | 22.09   |
| C3    | 89.00   | 36.13  | 23°15'34" |       | N 07°31'15" W | 35.88  | 18.32   |
| C4    | 71.00   | 28.82  | 23°15'34" |       | S 07°31'15" E | 28.63  | 14.61   |
| C5    | 276.50  | 43.32  | 8°58'38"  |       | S 23°38'21" E | 43.28  | 21.71   |
| C6    | 323.50  | 155.76 | 27°35'16" |       | N 14°20'02" W | 154.26 | 79.42   |
| C7    | 25.00   | 39.27  | 90°00'00" |       | S 45°32'24" E | 35.36  | 25.00   |
| C8    | 25.00   | 39.27  | 90°00'00" |       | N 44°27'36" E | 35.36  | 25.00   |
| C9    | 25.00   | 39.27  | 90°00'00" |       | N 45°32'24" W | 35.36  | 25.00   |
| C10   | 25.00   | 39.27  | 90°00'00" |       | S 44°27'36" W | 35.36  | 25.00   |
| C11   | 276.50  | 133.13 | 27°35'16" |       | N 14°20'02" W | 131.85 | 67.88   |
| C12   | 25.00   | 13.21  | 30°16'22" |       | N 43°15'51" W | 13.06  | 6.76    |
| C13   | 30.00   | 15.85  | 30°16'22" |       | S 43°15'51" E | 15.67  | 8.12    |
| C14   | 331.00  | 22.02  | 3°48'42"  |       | S 26°13'19" E | 22.02  | 11.01   |
| C15   | 30.00   | 17.18  | 32°48'56" |       | S 07°54'30" E | 16.95  | 8.83    |
| C16   | 25.00   | 12.18  | 27°54'33" |       | N 05°27'18" W | 12.06  | 6.21    |
| C17   | 71.00   | 7.71   | 6°13'16"  |       | S 00°59'55" W | 7.71   | 3.86    |
| C18   | 71.00   | 21.11  | 17°02'19" |       | S 10°37'53" E | 21.04  | 10.64   |
| C19   | 276.50  | 32.79  | 6°47'42"  |       | S 22°32'53" E | 32.77  | 16.41   |
| C20   | 276.50  | 10.53  | 2°10'56"  |       | S 27°02'12" E | 10.53  | 5.27    |
| C21   | 323.50  | 10.60  | 1°52'40"  |       | N 27°11'20" W | 10.60  | 5.30    |
| C22   | 323.50  | 43.45  | 7°41'42"  |       | N 22°24'09" W | 43.41  | 21.76   |
| C23   | 323.50  | 43.80  | 7°45'29"  |       | N 14°40'33" W | 43.77  | 21.94   |
| C24   | 323.50  | 46.24  | 8°11'22"  |       | N 06°42'08" W | 46.20  | 23.16   |
| C25   | 323.50  | 11.67  | 2°04'03"  |       | N 01°34'25" W | 11.67  | 5.84    |
| C26   | 276.50  | 9.94   | 2°03'33"  |       | N 01°34'11" W | 9.94   | 4.97    |
| C27   | 276.50  | 46.39  | 9°36'44"  |       | N 07°24'19" W | 46.33  | 23.25   |
| C28   | 276.50  | 48.07  | 9°57'42"  |       | N 17°11'32" W | 48.01  | 24.10   |
| C29   | 276.50  | 28.74  | 5°57'16"  |       | N 25°09'02" W | 28.72  | 14.38   |
| C30   | 300.00  | 47.00  | 8°58'38"  |       | S 23°38'21" E | 46.96  | 23.55   |
| C31   | 300.00  | 144.33 | 27°33'51" |       | N 14°20'44" W | 142.94 | 73.59   |
| C32   | 1153.45 | 38.66  | 1°55'13"  |       | N 62°49'30" E | 38.66  | 19.33   |
| C33   | 1153.45 | 58.72  | 2°55'00"  |       | N 65°14'37" E | 58.71  | 29.36   |
| C34   | 323.50  | 1.46   | 0°15'33"  |       | S 19°16'48" E | 1.46   | 0.73    |
| C35   | 1153.45 | 23.55  | 1°10'11"  |       | N 67°17'12" E | 23.55  | 11.77   |

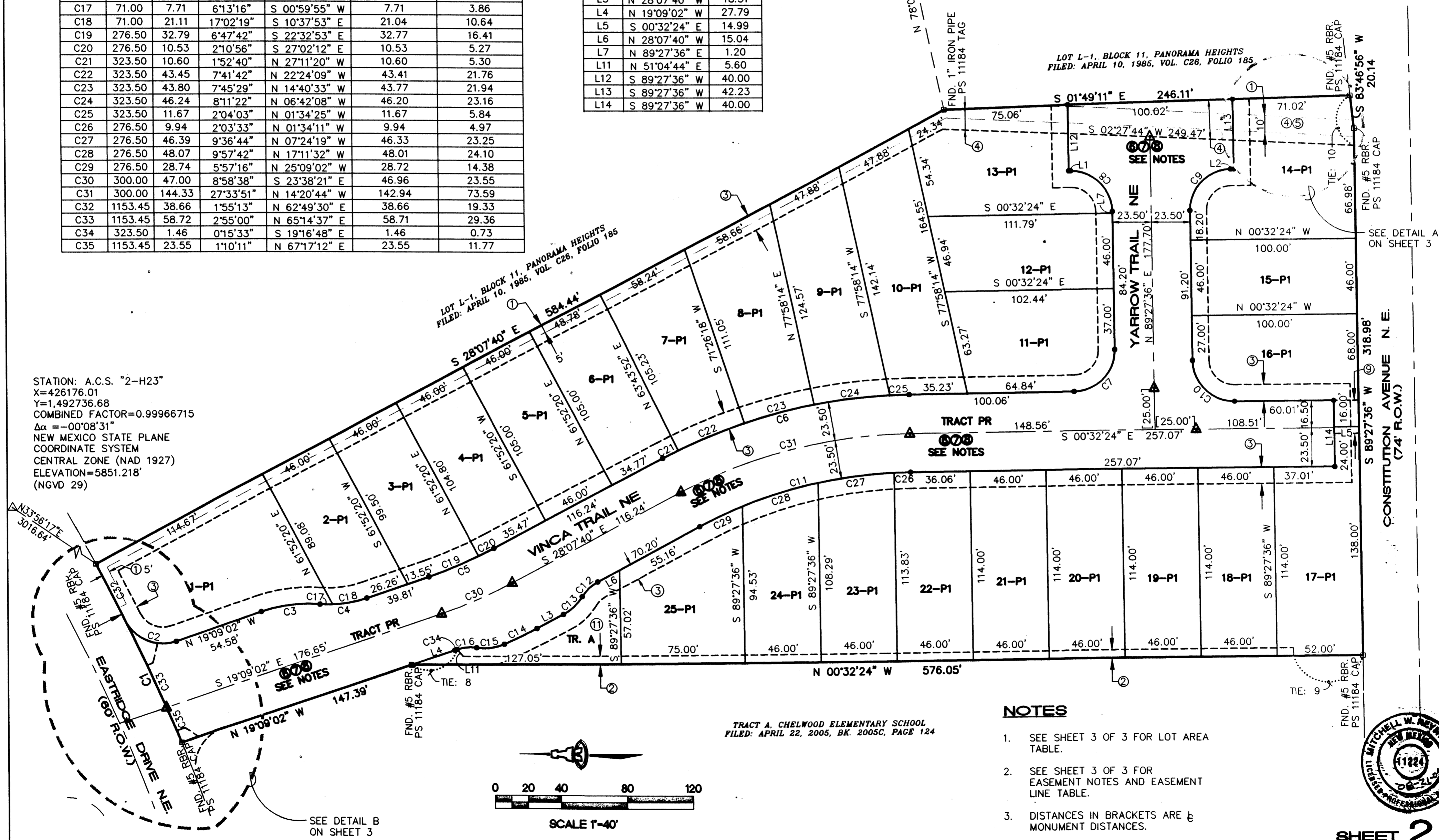
**PROPERTY CORNERS**

- FOUND PK W/TAG
- SET 5/8" REBAR WITH CAP "PS 11228"
- FOUND 5/8" REBAR WITH CAP "PLS 11184"
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- ▲ CENTERLINE MONUMENT

| LINE | BEARING       | DISTANCE |
|------|---------------|----------|
| L1   | S 00°32'24" E | 1.00     |
| L2   | N 00°32'24" W | 2.00     |
| L3   | N 28°07'40" W | 18.31    |
| L4   | N 19°09'02" W | 27.79    |
| L5   | S 00°32'24" E | 14.99    |
| L6   | N 28°07'40" W | 15.04    |
| L7   | N 89°27'36" E | 1.20     |
| L11  | N 51°04'44" E | 5.60     |
| L12  | S 89°27'36" W | 40.00    |
| L13  | S 89°27'36" W | 42.23    |
| L14  | S 89°27'36" W | 40.00    |

STATION: ACS "1-J23-A"  
X = 426100.69  
Y = 1490001.03  
GROUND TO GRID = 0.99962698  
Δα = -00°08'31"  
NEW MEXICO STATE PLANE COORDINATE SYSTEM  
CENTRAL ZONE (NAD 1927)

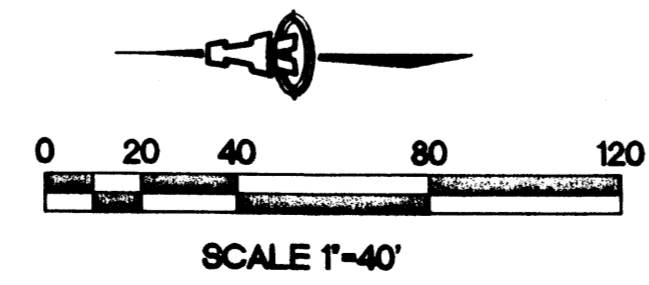
STATION: A.C.S. "2-H23"  
X=426176.01  
Y=1,492736.68  
COMBINED FACTOR=0.99966715  
Δα = -00°08'31"  
NEW MEXICO STATE PLANE COORDINATE SYSTEM  
CENTRAL ZONE (NAD 1927)  
ELEVATION=5851.218'  
(NGVD 29)



**NOTES**

1. SEE SHEET 3 OF 3 FOR LOT AREA TABLE.
2. SEE SHEET 3 OF 3 FOR EASEMENT NOTES AND EASEMENT LINE TABLE.
3. DISTANCES IN BRACKETS ARE MONUMENT DISTANCES.

TRACT A, CHELWOOD ELEMENTARY SCHOOL  
FILED: APRIL 22, 2005, BK. 2005C, PAGE 124



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# PLAT FOR CHELWOOD HILLS SUBDIVISION

BEING A REPLAT OF  
TRACT B  
CHELWOOD ELEMENTARY SCHOOL  
SECTION 15 T. 10 N., R 4 E., N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006

## PUBLIC UTILITY EASEMENTS

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

1. THE PUBLIC SERVICE CO. OF NM--ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. QWEST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
3. COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
4. THE PUBLIC SERVICE CO. OF NM--GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS 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 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, 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 OR NEAR EASEMENTS 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.

PUBLIC SERVICE COMPANY OF NEW MEXICO, FOR ITS ELECTRIC AND GAS SERVICES DIVISIONS, DOES HEREBY RELEASE, WAIVE, QUITCLAIM AND DISCHARGE ITS RIGHT, TITLE AND INTEREST IN THE EASEMENTS (GRANTED BY PRIOR PLAT, REPLAT OR DOCUMENT) SHOWN TO BE VACATED ON THIS PLAT.

PNM ELECTRIC AND GAS SERVICES

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

STATE OF NEW MEXICO  
COUNTY OF BERNALILLO SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_, BY \_\_\_\_\_ OF PUBLIC SERVICE COMPANY OF NEW MEXICO, A NEW MEXICO CORPORATION, ON BEHALF OF SAID CORPORATION.

NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_

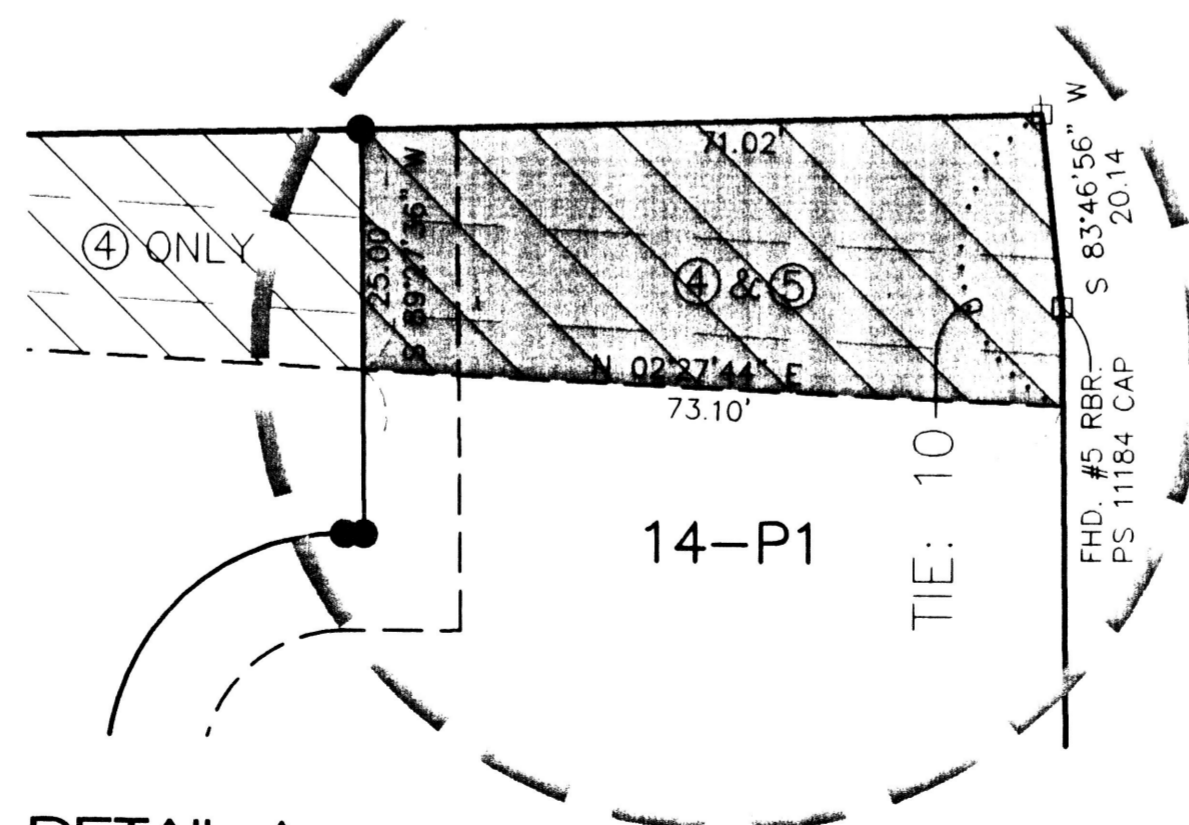
In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easement rights to which it may be entitled.

## EASEMENTS

- ① EXISTING PUBLIC UTILITY EASEMENT (09-17-1963, D3-76) (09-17-1963, D3-75)
- ② 5' PRIVATE DRAINAGE EASEMENT GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ③ 10' PUBLIC UTILITY EASEMENT TO BE GRANTED BY THIS PLAT.
- ④ PUBLIC UTILITY EASEMENT TO BE GRANTED BY THIS PLAT.
- ⑤ PRIVATE PEDESTRIAN ACCESS EASEMENTS TO BE GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ⑥ BLANKET PRIVATE ROADWAY AND DRAINAGE EASEMENT COVERING TRACT PR GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ⑦ BLANKET PUBLIC WATER AND SANITARY SEWER EASEMENT COVERING TRACT PR GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑧ BLANKET PUBLIC EMERGENCY VEHICLE ACCESS COVERING TRACT PR GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑨ 20' WIDE PUBLIC WATER EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑩ PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑪ BLANKET PRIVATE PEDESTRIAN ACCESS AND LANDSCAPE EASEMENT COVERING TRACT A TO BE GRANTED BY THIS PLAT. TO BE MAINTAINED BY OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.

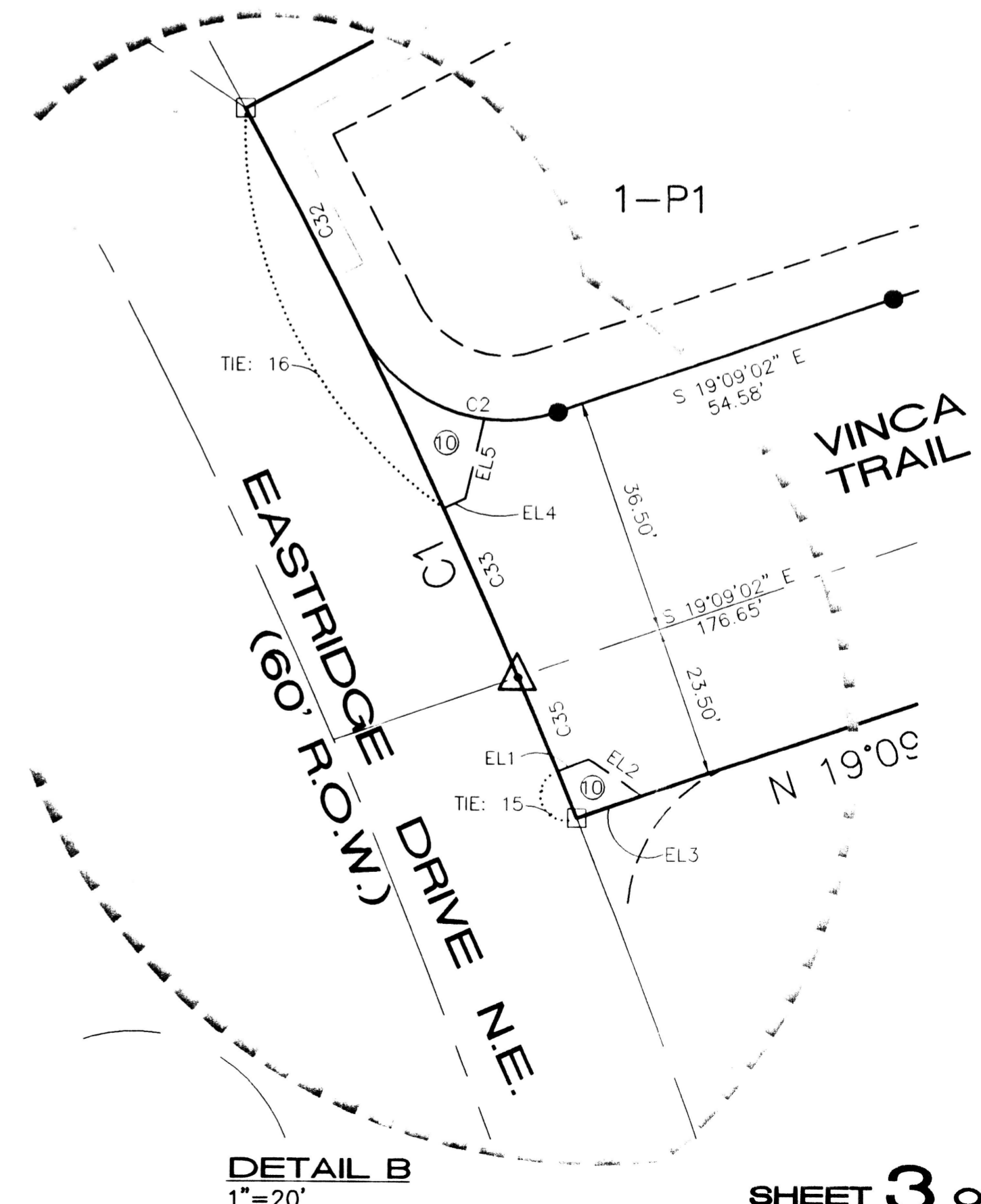
| AREA TABLE |              |
|------------|--------------|
| LOT        | AREA SQ. FT. |
| 1          | 8096.73      |
| 2          | 4389.15      |
| 3          | 4722.64      |
| 4          | 4829.30      |
| 5          | 4830.00      |
| 6          | 4943.91      |
| 7          | 5446.69      |
| 8          | 5913.30      |
| 9          | 6108.86      |
| 10         | 7049.63      |
| 11         | 5826.43      |
| 12         | 4927.25      |
| 13         | 6433.70      |
| 14         | 7307.99      |
| 15         | 4599.90      |
| 16         | 5305.64      |
| 17         | 6287.77      |
| 18         | 5244.18      |
| 19         | 5244.18      |
| 20         | 5244.18      |
| 21         | 5244.18      |
| 22         | 5243.59      |
| 23         | 5138.62      |
| 24         | 4698.18      |
| 25         | 5731.44      |
| TR A       | 2761.88      |
| TR PR      | 47248.54     |

| EASEMENT LINE TABLE |               |          |
|---------------------|---------------|----------|
| LINE                | BEARING       | DISTANCE |
| EL1                 | N 22°15'48" W | 5.09     |
| EL2                 | N 34°04'26" E | 9.94     |
| EL3                 | N 19°09'02" W | 10.61    |
| EL4                 | S 24°42'23" E | 3.63     |
| EL5                 | S 76°33'21" E | 12.49    |
| TIE: 8              | S 19°09'02" E | 29.43    |
| TIE: 9              | S 00°32'24" E | 42.00    |
| TIE: 10             | S 85°42'41" W | 30.48    |
| TIE: 15             | N 67°40'49" E | 7.70     |
| TIE: 16             | N 63°34'45" E | 69.02    |



**DETAIL A**  
1"=20'

- EASEMENT NOTE ④
- EASEMENT NOTE ⑤



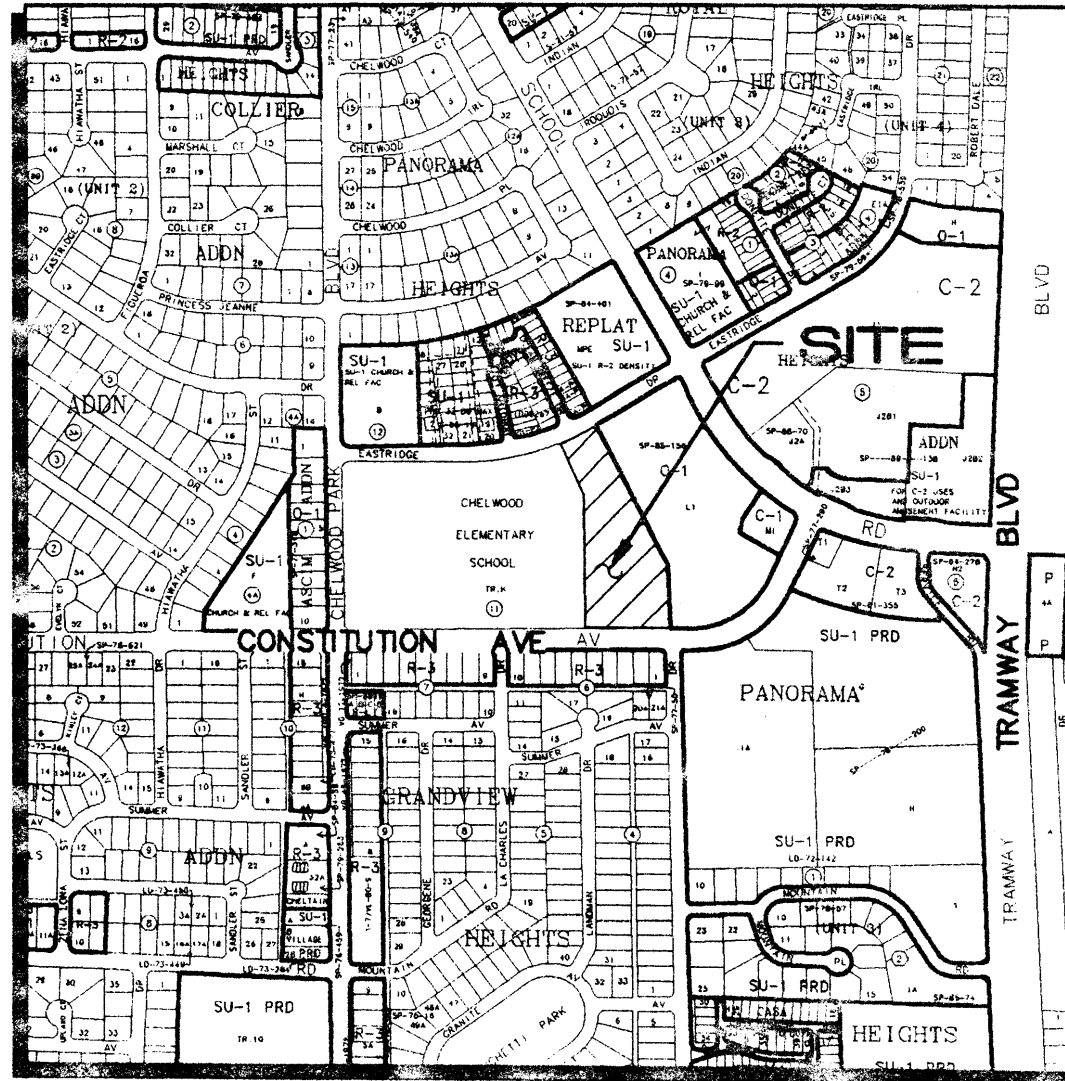
**DETAIL B**  
1"=20'



**PLAT FOR CHELWOOD HILLS SUBDIVISION**

BEING A REPLAT OF TRACT B CHELWOOD ELEMENTARY SCHOOL SECTION 15 T. 10 N., R 4 E., N.M.P.M. CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006



VICINITY MAP

**SUBDIVISION DATA / NOTES**

- Total Number of Existing Tracts: 1
- Total Number of Lots created: 25
- Total Number of Tracts created: 2
- Gross Subdivision Acreage: 4.3346 Ac.
- Total Mileage of Full Width Streets Created: .1727 Mi.
- Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- Distances are ground distances.
- Bearings and distances in parenthesis are record.
- Basis of boundary are the following plats of record entitled:
  - Real Property files of the Albuquerque Public Schools, Real Property Director. Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 76, Records of Bernalillo County, New Mexico.
  - Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 75, Records of Bernalillo County, New Mexico.
  - Plat of Panorama Heights, filed 04-10-1985, Book C26, Page 185, Records of Bernalillo County, New Mexico.
  - Plat of ASCIM Addition, filed 07-20-1977, Book D7, Page 191, Records of Bernalillo County, New Mexico.
  - Plat of Eastridge Residential Development, filed 08-26-1986, Book C31, Page 88, Records of Bernalillo County, New Mexico.
  - Plat of Breeze at South Peak, filed 09-19-2000, Book 2000C, Page 244, Records of Bernalillo County, New Mexico.
  - Warranty Deed filed 01-08-1965, Book D765, Pages 81-83, Records of Bernalillo County, New Mexico.
  - Policy of Title Insurance No. W318-810 prepared by Lawyers Title Insurance Corporation dated January 08, 1965.
  - Boundary Survey of Tract "K", Block 11, Panorama Heights, prepared by this office dated June 27, 2003, superseded by survey dated September 22, 2003 (both unrecorded).
  - Property Search and Examination LR2: #04-1041988-B-VG prepared by Fidelity National Title dated February 04, 2004.
  - Commitment for Title Insurance issued by Fidelity National Title Insurance Company dated September 17, 2004 (Commitment No. 04-1047613-B-VG-A).
- Field Survey performed: June 2005
- Title Report: #04-1041988-B-VG February 04, 2004
- This property is apparently affected by reservations, restrictions and agreements contained within easements, documents and memorandums as listed within the above mentioned Title Report.
- City Standard Utility Note II:
  - Water and Sanitary Sewer Service to Chelwood Hills Subdivision must be verified and coordinated with the Albuquerque Bernalillo County Water Utility Authority.
- Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersections prior to acceptance of subdivision street improvements and will consist of a standard four-inch (4") aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PS 11224".
- ZONING: R-LT
- All property corners created by this plat shall be set with 5/8" rebar with cap "PS 11228".

**LEGAL DESCRIPTION**

A certain tract of land located within the Corporate Limits of the City of Albuquerque, New Mexico, comprising Tract B, Chelwood Elementary School the same is shown and designated on the plat filed in the Office of the County clerk of Bernalillo County, New Mexico on April 22, 2005, Book 2005C, Page 124.

**DISCLOSURE STATEMENT**

The intent of this plat is to subdivide the subject tract into 25 residential lots, 2 tracts, and grant easements necessary to serve the residential development.

**FREE CONSENT AND DEDICATION**

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

**OWNER**

Chelwood Hills, LLC

Patrick Strosnider  
Managing Member

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO }  
COUNTY OF BERNALILLO } SS

This instrument was acknowledged before me on August 14, 2006, by Patrick Strosnider, Managing Member of Chelwood Hills, L.L.C., a New Mexico Limited Liability Corporation, on behalf of said corporation.

My Commission Expires: 12-6-07  
Notary Public

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID OR UPON 10/22/06 12:25:10  
PROPERTY OWNER OF RECORD:  
Board of Education  
BERNALILLO COUNTY TREASURER'S OFFICE  
F. J. ... 8-25-06



**APPROVALS**

DRB PROJECT NO. 1003762  
APPLICATION NO. 06 DRB-01190  
Utility Approvals

Lead 95. Mark  
PNM ELECTRIC SERVICES DIVISION 8-15-06 DATE

Lead 95 Mark  
PNM GAS SERVICES DIVISION 8-15-06 DATE

Paul ... 8/18/06 DATE

Jon ... 8-18-06 DATE

**City Approvals**

City SURVEYOR 8-15-06 DATE

N/A  
REAL PROPERTY DIVISION DATE

N/A  
ENVIRONMENTAL HEALTH DEPARTMENT 8/24/06 DATE

N/A  
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION 8-23-06 DATE

Roger ... 8-27-06 DATE

ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY DATE

Christina ... 8/23/06 DATE

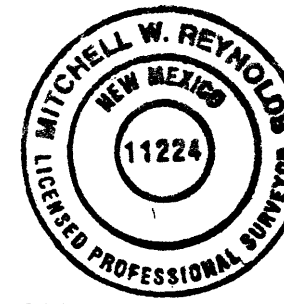
Bradley ... 8/23/06 DATE

Bradley ... 8/23/06 DATE

Andrew ... 8/24/06 DATE

**SURVEYOR'S CERTIFICATION**

"I, Mitchell W. Reynolds, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico (Effective November 1, 1989 and revisions effective December 25, 1991, February 2, 1994 and October 2000), and is true and correct to the best of my knowledge and belief."



**SURVEYS SOUTHWEST, LTD.**

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

Mitchell W. Reynolds 08-14-06  
Mitchell W. Reynolds P.S. No. 11224

# PLAT FOR CHELWOOD HILLS SUBDIVISION

BEING A REPLAT OF TRACT B  
 CHELWOOD ELEMENTARY SCHOOL  
 SECTION 15 T. 10 N, R 4 E, N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006

| CURVE TABLE |         |        |           |               |        |         |
|-------------|---------|--------|-----------|---------------|--------|---------|
| CURVE       | RADIUS  | LENGTH | DELTA     | START BRG     | CHORD  | TANGENT |
| C1          | 1153.45 | 120.92 | 6°00'24"  | N 64°52'05" E | 120.87 | 60.52   |
| C2          | 25.00   | 36.19  | 82°56'09" | S 22°19'02" W | 33.11  | 22.09   |
| C3          | 89.00   | 36.13  | 23°15'34" | N 07°31'15" W | 35.88  | 18.32   |
| C4          | 71.00   | 28.82  | 23°15'34" | S 07°31'15" E | 28.63  | 14.61   |
| C5          | 276.50  | 43.32  | 8°58'38"  | S 23°38'21" E | 43.28  | 21.71   |
| C6          | 323.50  | 155.76 | 27°35'16" | N 14°20'02" W | 154.26 | 79.42   |
| C7          | 25.00   | 39.27  | 90°00'00" | S 45°32'24" E | 35.36  | 25.00   |
| C8          | 25.00   | 39.27  | 90°00'00" | N 44°27'36" E | 35.36  | 25.00   |
| C9          | 25.00   | 39.27  | 90°00'00" | N 45°32'24" W | 35.36  | 25.00   |
| C10         | 25.00   | 39.27  | 90°00'00" | S 44°27'36" W | 35.36  | 25.00   |
| C11         | 276.50  | 133.13 | 27°35'16" | N 14°20'02" W | 131.85 | 67.88   |
| C12         | 25.00   | 13.21  | 30°16'22" | N 43°15'51" W | 13.06  | 6.76    |
| C13         | 30.00   | 15.85  | 30°16'22" | S 43°15'51" E | 15.67  | 8.12    |
| C14         | 331.00  | 22.02  | 3°48'42"  | S 26°13'19" E | 22.02  | 11.01   |
| C15         | 30.00   | 17.18  | 32°48'56" | S 07°54'30" E | 16.95  | 8.83    |
| C16         | 25.00   | 12.18  | 27°54'33" | N 05°27'18" W | 12.06  | 6.21    |
| C17         | 71.00   | 7.71   | 6°13'16"  | S 00°59'55" W | 7.71   | 3.86    |
| C18         | 71.00   | 21.11  | 17°02'19" | S 10°37'53" E | 21.04  | 10.64   |
| C19         | 276.50  | 32.79  | 6°47'42"  | S 22°32'53" E | 32.77  | 16.41   |
| C20         | 276.50  | 10.53  | 2°10'56"  | S 27°02'12" E | 10.53  | 5.27    |
| C21         | 323.50  | 10.60  | 1°52'40"  | N 27°11'20" W | 10.60  | 5.30    |
| C22         | 323.50  | 43.45  | 7°41'42"  | N 22°24'09" W | 43.41  | 21.76   |
| C23         | 323.50  | 43.80  | 7°45'29"  | N 14°40'33" W | 43.77  | 21.94   |
| C24         | 323.50  | 46.24  | 8°11'22"  | N 06°42'08" W | 46.20  | 23.16   |
| C25         | 323.50  | 11.67  | 2°04'03"  | N 01°34'25" W | 11.67  | 5.84    |
| C26         | 276.50  | 9.94   | 2°03'33"  | N 01°34'11" W | 9.94   | 4.97    |
| C27         | 276.50  | 46.39  | 9°36'44"  | N 07°24'19" W | 46.33  | 23.25   |
| C28         | 276.50  | 48.07  | 9°57'42"  | N 17°11'32" W | 48.01  | 24.10   |
| C29         | 276.50  | 28.74  | 5°57'16"  | N 25°09'02" W | 28.72  | 14.38   |
| C30         | 300.00  | 47.00  | 8°58'38"  | S 23°38'21" E | 46.96  | 23.55   |
| C31         | 300.00  | 144.33 | 27°33'51" | N 14°20'44" W | 142.94 | 73.59   |
| C32         | 1153.45 | 38.66  | 1°55'13"  | N 62°49'30" E | 38.66  | 19.33   |
| C33         | 1153.45 | 58.72  | 2°55'00"  | N 65°14'37" E | 58.71  | 29.36   |
| C34         | 323.50  | 1.46   | 0°15'33"  | S 19°16'48" E | 1.46   | 0.73    |
| C35         | 1153.45 | 23.55  | 1°10'11"  | N 67°17'12" E | 23.55  | 11.77   |

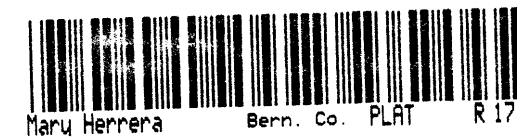
### PROPERTY CORNERS

- FOUND PK W/TAG
- SET 5/8" REBAR WITH CAP "PS 11228"
- FOUND 5/8" REBAR WITH CAP "PLS 11184"
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- △ CENTERLINE MONUMENT

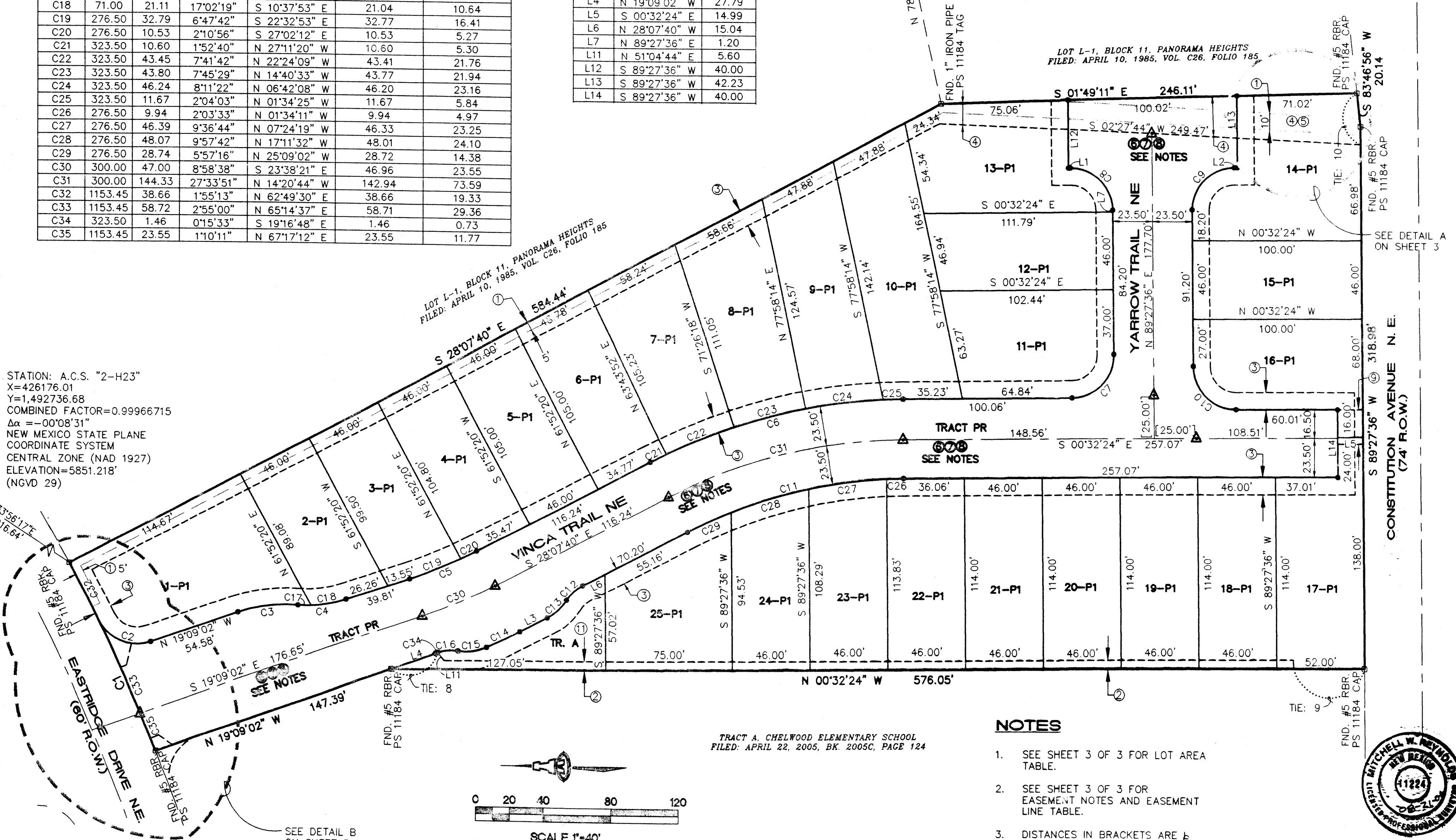
### LINE TABLE

| LINE | BEARING       | DISTANCE |
|------|---------------|----------|
| L1   | S 00°32'24" E | 1.00     |
| L2   | N 00°32'24" W | 2.00     |
| L3   | N 28°07'40" W | 18.31    |
| L4   | N 19°09'02" W | 27.79    |
| L5   | S 00°32'24" E | 14.99    |
| L6   | N 28°07'40" W | 15.04    |
| L7   | N 89°27'36" E | 1.20     |
| L11  | N 51°04'44" E | 5.60     |
| L12  | S 89°27'36" W | 40.00    |
| L13  | S 89°27'36" W | 42.23    |
| L14  | S 89°27'36" W | 40.00    |

STATION: ACS "1-J23-A"  
 X = 426100.69  
 Y = 1490001.03  
 GROUND TO GRID = 0.99962698  
 Δα = -00°08'31"  
 NEW MEXICO STATE PLANE COORDINATE SYSTEM  
 CENTRAL ZONE (NAD 1927)



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 851788  
 Page: 2 of 3  
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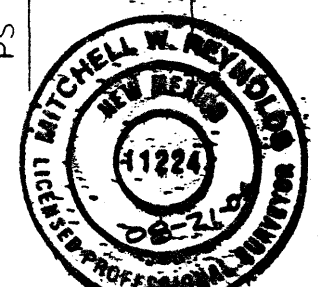


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TRACT A, CHELWOOD ELEMENTARY SCHOOL  
 FILED: APRIL 22, 2005, BK. 2005C, PAGE 124

### NOTES

1. SEE SHEET 3 OF 3 FOR LOT AREA TABLE.
2. SEE SHEET 3 OF 3 FOR EASEMENT NOTES AND EASEMENT LINE TABLE.
3. DISTANCES IN BRACKETS ARE MONUMENT DISTANCES.



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# PLAT FOR CHELWOOD HILLS SUBDIVISION

BEING A REPLAT OF TRACT B  
 CHELWOOD ELEMENTARY SCHOOL  
 SECTION 15 T. 10 N., R 4 E., N.M.P.M.  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO

AUGUST 2006

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3. COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
4. THE PUBLIC SERVICE CO. OF NM--GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS 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 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, 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 OR NEAR EASEMENTS 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.

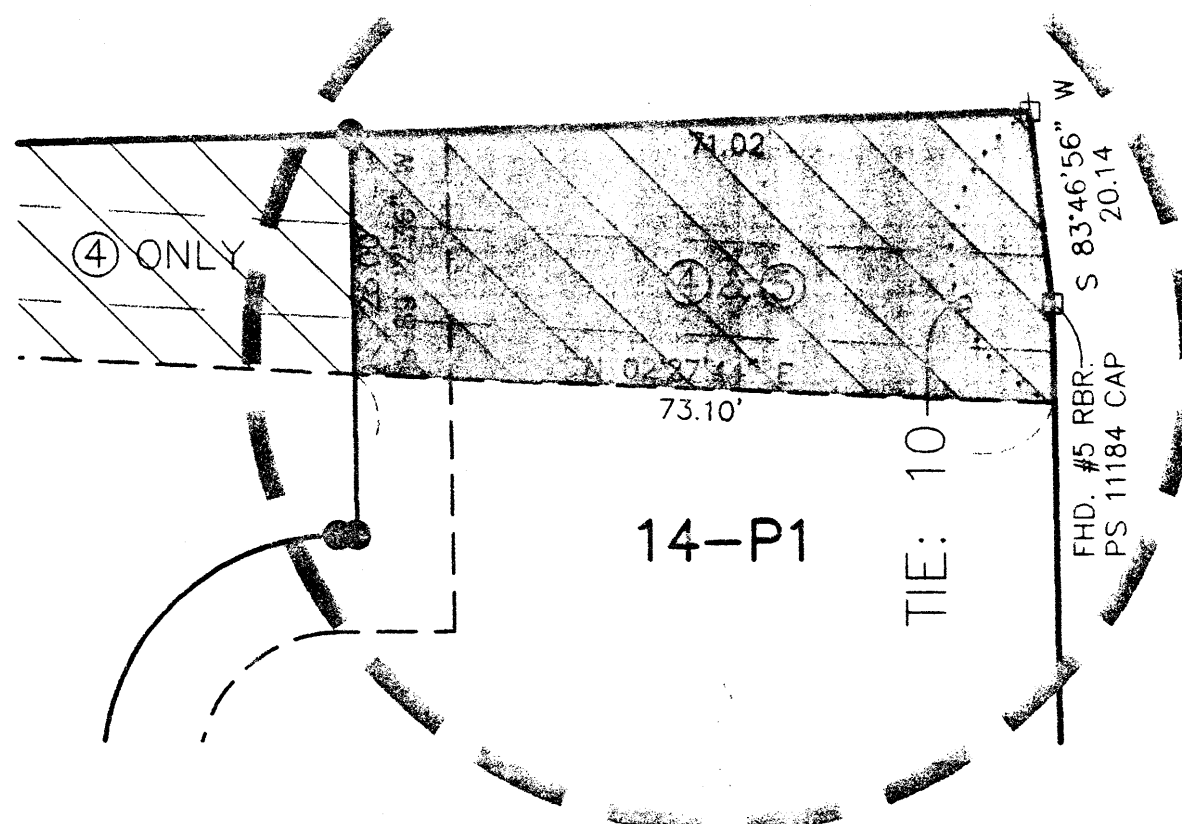
In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easement rights to which it may be entitled.

### EASEMENTS

- ① EXISTING PUBLIC UTILITY EASEMENT (09-17-1963, D3-76) (09-17-1963, D3-75)
- ② 5' PRIVATE DRAINAGE EASEMENT GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ③ 10' PUBLIC UTILITY EASEMENT TO BE GRANTED BY THIS PLAT.
- ④ PUBLIC UTILITY EASEMENT TO BE GRANTED BY THIS PLAT.
- ⑤ PRIVATE PEDESTRIAN ACCESS EASEMENTS TO BE GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ⑥ BLANKET PRIVATE ROADWAY AND DRAINAGE EASEMENT COVERING TRACT PR GRANTED BY THIS PLAT. TO BE MAINTAINED BY THE OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.
- ⑦ BLANKET PUBLIC WATER AND SANITARY SEWER EASEMENT COVERING TRACT PR GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑧ BLANKET PUBLIC EMERGENCY VEHICLE ACCESS COVERING TRACT PR GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑨ 20' WIDE PUBLIC WATER EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑩ PUBLIC PEDESTRIAN ACCESS EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY THIS PLAT.
- ⑪ BLANKET PRIVATE PEDESTRIAN ACCESS AND LANDSCAPE EASEMENT COVERING TRACT A TO BE GRANTED BY THIS PLAT. TO BE MAINTAINED BY OWNER UNTIL SUCH TIME AS A HOMEOWNERS ASSOCIATION IS CREATED AT WHICH POINT THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR MAINTENANCE.

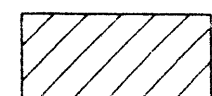

| AREA TABLE |              |
|------------|--------------|
| LOT        | AREA SQ. FT. |
| 1          | 8096.73      |
| 2          | 4389.15      |
| 3          | 4722.64      |
| 4          | 4829.30      |
| 5          | 4830.00      |
| 6          | 4943.91      |
| 7          | 5446.69      |
| 8          | 5913.30      |
| 9          | 6108.86      |
| 10         | 7049.63      |
| 11         | 5826.43      |
| 12         | 4927.25      |
| 13         | 6433.70      |
| 14         | 7307.99      |
| 15         | 4599.90      |
| 16         | 5305.64      |
| 17         | 6287.77      |
| 18         | 5244.18      |
| 19         | 5244.18      |
| 20         | 5244.18      |
| 21         | 5244.18      |
| 22         | 5243.59      |
| 23         | 5138.62      |
| 24         | 4698.18      |
| 25         | 5731.44      |
| TR A       | 2761.88      |
| TR PR      | 47248.54     |

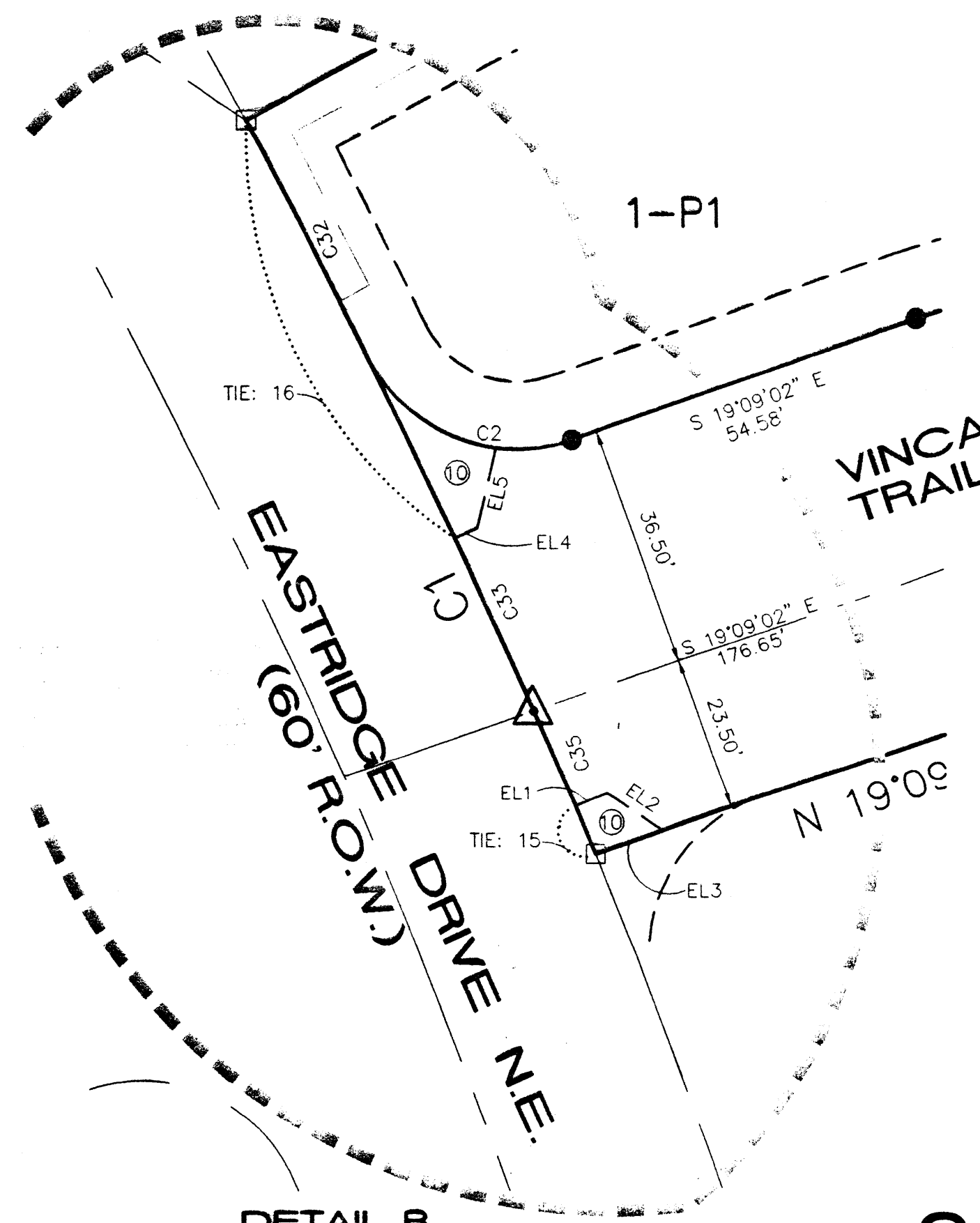
| EASEMENT LINE TABLE |               |          |
|---------------------|---------------|----------|
| LINE                | BEARING       | DISTANCE |
| EL1                 | N 22°15'48" W | 5.09     |
| EL2                 | N 34°04'26" E | 9.94     |
| EL3                 | N 19°09'02" W | 10.61    |
| EL4                 | S 24°42'23" E | 3.63     |
| EL5                 | S 76°33'21" E | 12.49    |
| TIE: 8              | S 19°09'02" E | 29.43    |
| TIE: 9              | S 00°32'24" E | 42.00    |
| TIE: 10             | S 85°42'41" W | 30.48    |
| TIE: 15             | N 67°40'49" E | 7.70     |
| TIE: 16             | N 63°34'45" E | 69.02    |



DETAIL A

1"=20'

-  EASEMENT NOTE ④
-  EASEMENT NOTE ⑤



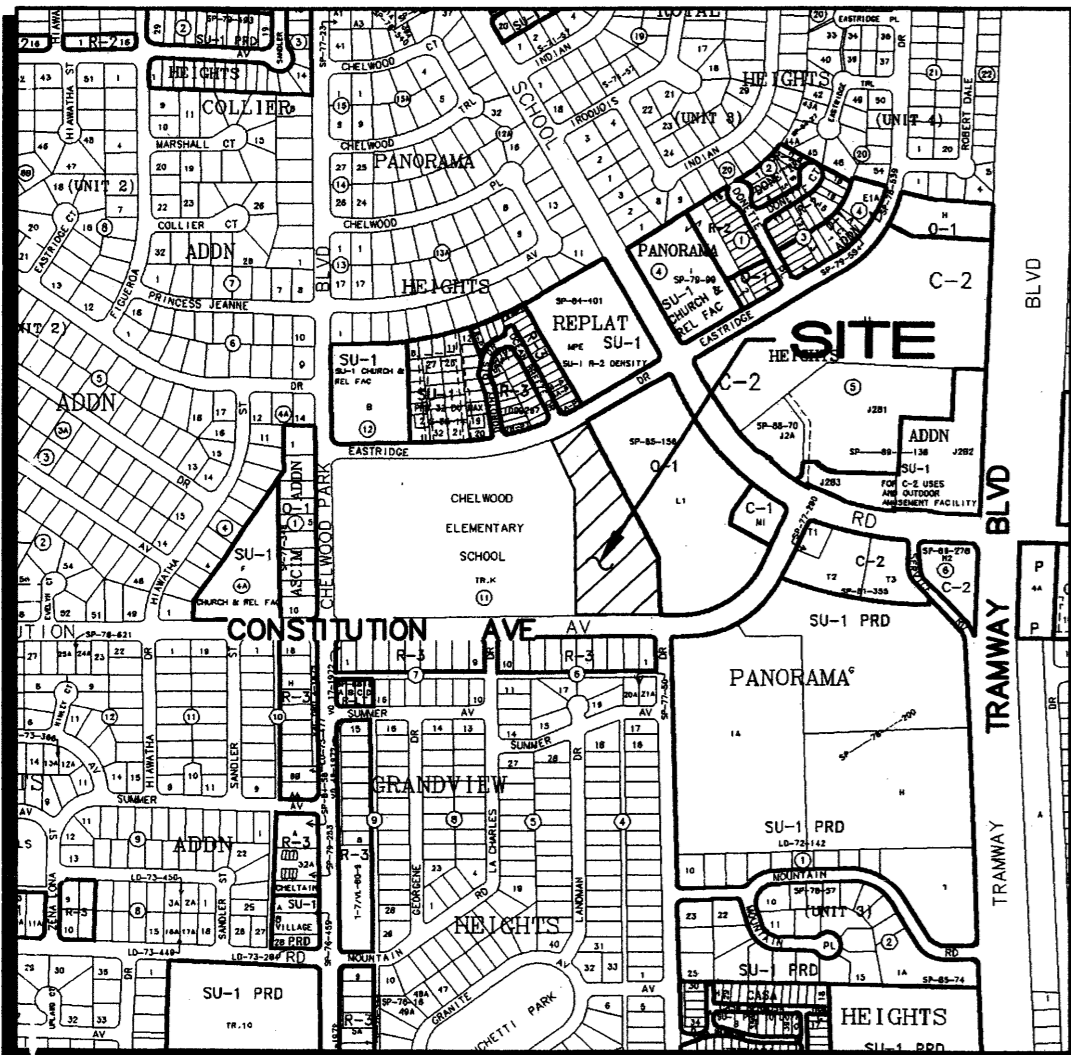
DETAIL B

1"=20'

**PRELIMINARY PLAT  
FOR  
CHELWOOD HILLS  
SUBDIVISION**  
BEING A REPLAT OF  
TRACT B  
CHELWOOD ELEMENTARY SCHOOL  
SECTION 15 T. 10 N., R. 4 E., N.M.P.M.  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO

DECEMBER 2005

PRELIMINARY PLAT  
APPROVED BY DPM  
1/04/06

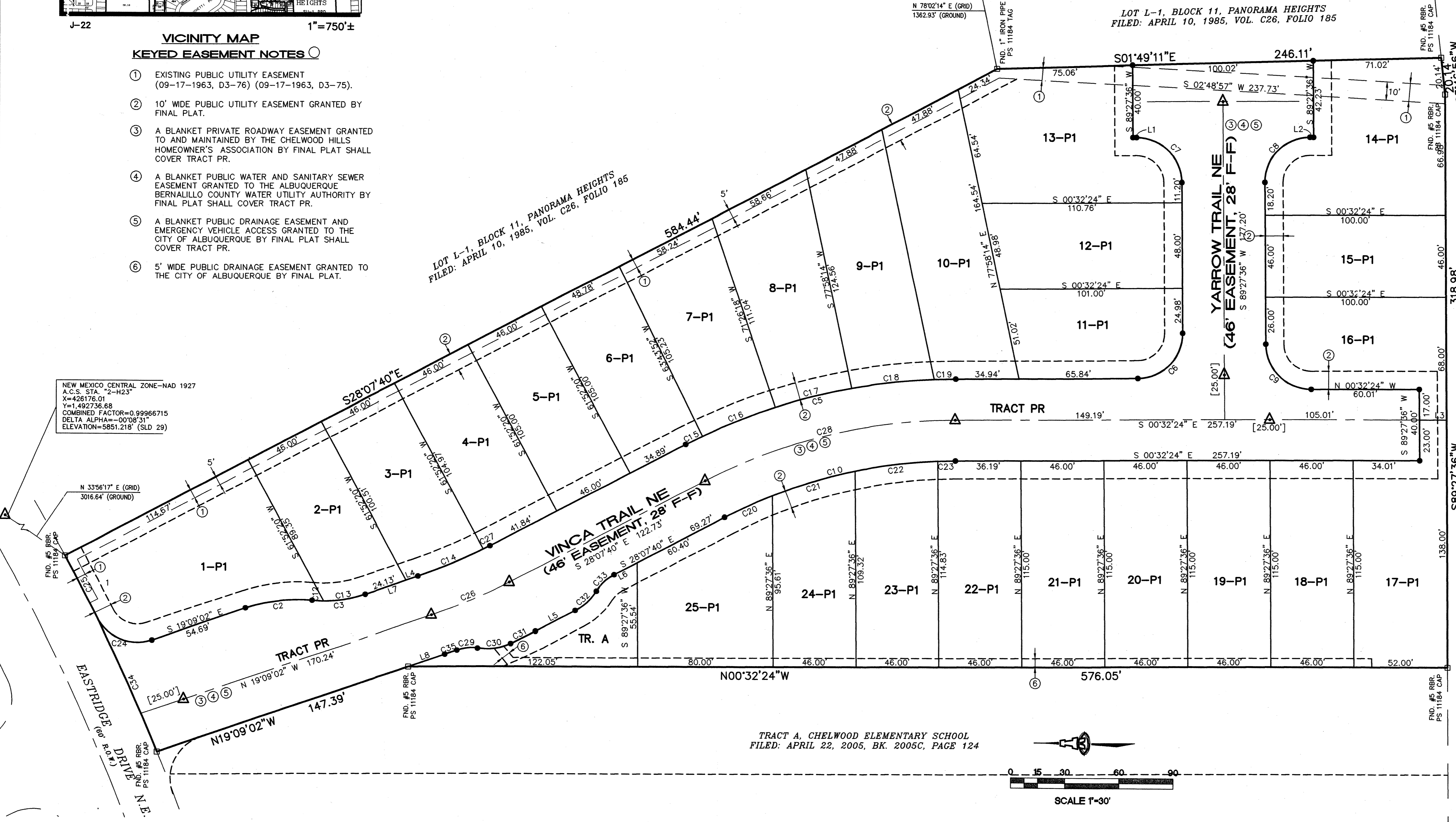


**VICINITY MAP**  
**KEYED EASEMENT NOTES**

- ① EXISTING PUBLIC UTILITY EASEMENT (09-17-1963, D3-76) (09-17-1963, D3-75).
- ② 10' WIDE PUBLIC UTILITY EASEMENT GRANTED BY FINAL PLAT.
- ③ A BLANKET PRIVATE ROADWAY EASEMENT GRANTED TO AND MAINTAINED BY THE CHELWOOD HILLS HOMEOWNER'S ASSOCIATION BY FINAL PLAT SHALL COVER TRACT PR.
- ④ A BLANKET PUBLIC WATER AND SANITARY SEWER EASEMENT GRANTED TO THE ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY BY FINAL PLAT SHALL COVER TRACT PR.
- ⑤ A BLANKET PUBLIC DRAINAGE EASEMENT AND EMERGENCY VEHICLE ACCESS GRANTED TO THE CITY OF ALBUQUERQUE BY FINAL PLAT SHALL COVER TRACT PR.
- ⑥ 5' WIDE PUBLIC DRAINAGE EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE BY FINAL PLAT.

- LEGEND**
- FOUND 5/8" REBAR (TYP.)
  - SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - FOUND 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
  - FOUND 1/2" REBAR (TYP.)
  - PROPERTY LINE
  - - - ADJOINING PROPERTY LINE
  - △ CENTERLINE MONUMENT

NEW MEXICO CENTRAL ZONE-NAD 1927  
A.C.S. STA. "1-J23A"  
X=426,100.69  
Y=1,490,001.03  
COMBINED FACTOR=0.99962698  
DELTA ALPHA=-00'08"31"  
ELEVATION=5840.708' (NGVD 29)



**LEGAL DESCRIPTION**  
TRACT B, CHELWOOD ELEMENTARY SCHOOL  
FILED: APRIL 22, 2005, BK. 2005C PAGE 124

**ACS BENCHMARK**  
STA "1-J23A"  
X=426,100.69, Y=1,490,001.03  
ELEVATION=5840.708' (NGVD 29)

- SITE DATA**
1. TOTAL LAND AREA = 4.3346 ACRES.
  2. NUMBER OF EXISTING TRACTS IS 1.
  3. NUMBER OF PROPOSED RESIDENTIAL LOTS IS 25.
  4. NUMBER OF PROPOSED TRACTS IS 2.
  5. CURRENT ZONING: R-LT.
  6. PROPOSED DENSITY: 5.8 D.U./AC
  7. ALL STREETS WILL MEET CITY STANDARDS AND WILL BE PRIVATE BY PLAT DEDICATION AND BE MAINTAINED BY THE CHELWOOD HILLS HOMEOWNERS ASSOCIATION.
  8. ALL STREETS HAVE EASEMENT AND PAVING WIDTHS PER DPM STANDARDS
  9. ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY WATER AND SANITARY SEWER SERVICES TO THIS DEVELOPMENT MUST BE VERIFIED AND COORDINATED WITH THE PUBLIC WORKS DEPARTMENT, CITY OF ALBUQUERQUE.

- NOTES**
1. UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS ● WILL BE MARKED BY A NO. 5 IRON REBAR WITH PLASTIC CAP STAMPED "PLS #8686".
  2. ALL STREET CENTERLINE POINTS SHOWN THUS △ WILL BE MARKED BY A 4" ALUMINUM DISK STAMPED "CENTERLINE MONUMENT, PLS #8686".
  3. BOUNDARY WILL BE TIED TO THE NEW MEXICO STATE PLANE COORDINATE SYSTEM AS SHOWN.
  4. BASIS OF BEARINGS WILL BE NMSP GRID BEARINGS.
  5. DISTANCES WILL BE GROUND DISTANCES.
  6. 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.

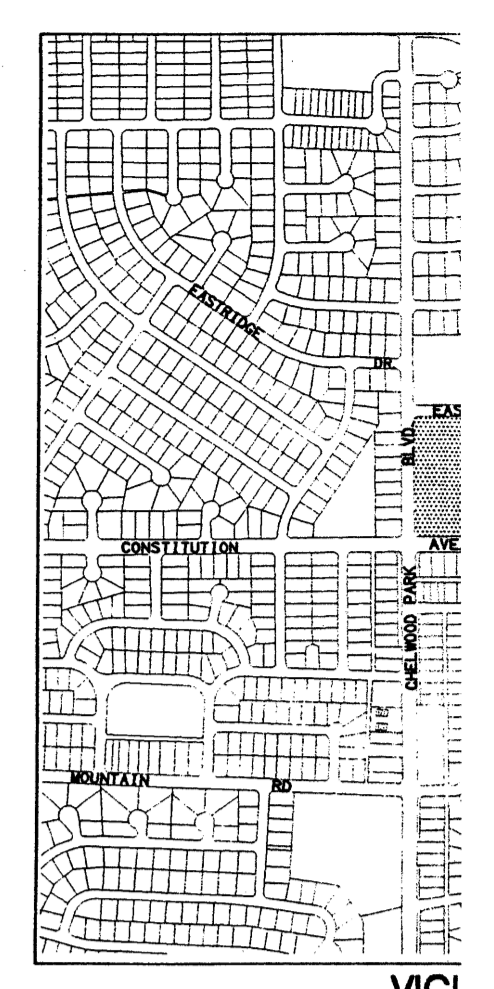
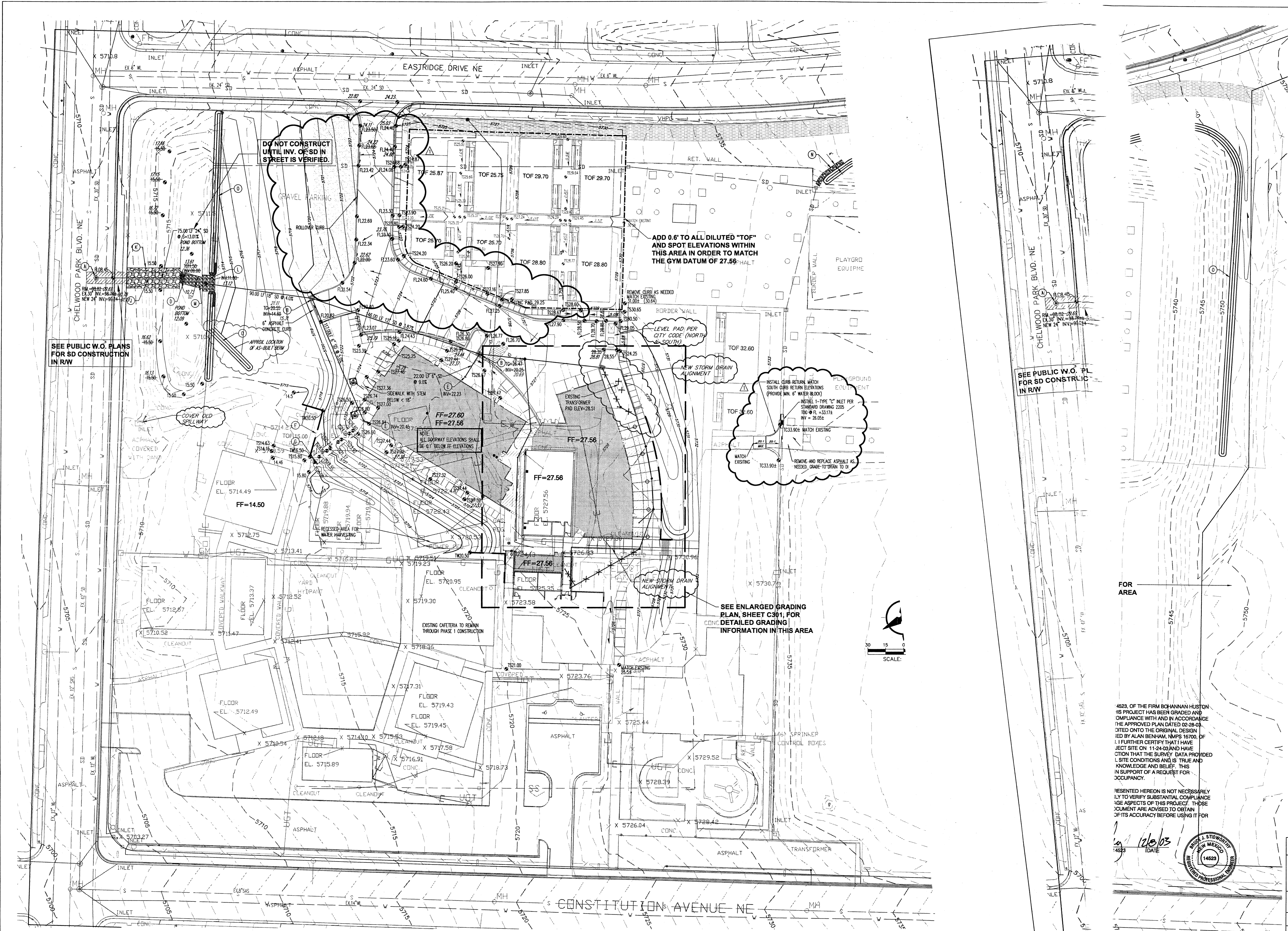
**APPROVED FOR MONUMENTATION  
AND STREET NAMES**

*Mr. B. H. ...* 12-2-05  
CITY SURVEYOR DATE

**OWNERSHIP**  
Chelwood Hills, LLC  
*Patrick Strosnider* 12/1/05  
Patrick Strosnider  
Managing Member DATE

**ISAACSON & ARFMAN, P.A.**  
Consulting Engineering Associates  
128 Monroe Street N.E.  
Albuquerque, New Mexico 87108  
Ph. 505-268-8828 Fax. 505-268-2632  
1373PLIM.DWGdjp 11.30.05

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VICINITY MAP  
ZONE AT  
TO

**GENERAL NOTES**

1. ALL WORK DETAILED ON THESE PLANS AND CONSTRUCTION IN ACCORDANCE WITH THE PRO REPORT, WHERE APPLICABLE, AND APWA PUBLIC REPORT, WHERE APPLICABLE.
2. THE CONTRACTOR SHALL ABIDE BY ALL LOCAL REGULATIONS WHICH APPLY TO THE CONSTRUCTION REQUIREMENTS WITH RESPECT TO STORM WATER.
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL LOCATE ALL UTILITIES AND NOTIFY THE UTILITY OWNERS OF ANY REQUIRED REPAIRS OR ADJUSTMENTS TO A MINIMUM AMOUNT OF DELAY.
4. TWO (2) WORKING DAYS PRIOR TO ANY EXISTING SERVICE FOR LOCATION OF EXISTING UTILITIES.
5. ALL ELECTRICAL, TELEPHONE, CABLE TV, G. APPURTENANCES ENCOUNTERED DURING CONSTRUCTION SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE. NO ADJUSTMENTS, NO AC DELAYS OR INCONVENIENCES CAUSED BY UTILITY REPAIRS OR ADJUSTMENTS SHALL BE A CAUSE FOR DELAY.
6. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL UTILITIES AND ADJACENT PROPERTIES RESULTING FROM CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.
7. CONSTRUCTION ACTIVITY SHALL BE LIMITED TO THE CONSTRUCTION AREA. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.
8. OVERNIGHT PARKING OF CONSTRUCTION EQUIPMENT SHALL BE LIMITED TO THE PUBLIC RIGHT-OF-WAY.
9. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS (E.G., BARRICADE STORM WATER PERMITS, ETC.).
10. ALL PROPERTY CORNERS DESTROYED DURING CONSTRUCTION SHALL BE RECONSTRUCTED AT THE CONTRACTOR'S EXPENSE. ALL PROPERTY CORNER SURVEYORS SHALL BE NOTIFIED.
11. ALL BARRICADES AND CONSTRUCTION SIGNAGE SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION.
12. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION.
13. THE CONTRACTOR SHALL TAKE ALL STEPS NECESSARY TO MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION.

4523 OF THE FIRM BOHANNAN HUSTON HAS BEEN GRADED AND COMPLIANCE WITH AND IN ACCORDANCE WITH THE APPROVED PLAN DATED 02-28-03. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION SIGNAGE THROUGHOUT CONSTRUCTION.

12/6/03  
DATE



ARCHITECTS - PLANNERS - INTERIORS  
115 AMHERST DRIVE SE., ALBUQUERQUE, NM 87102  
TEL. (505) 255-8668

CHELWOOD ELEMENTARY SCHOOL  
PHASE 1 - GRADING

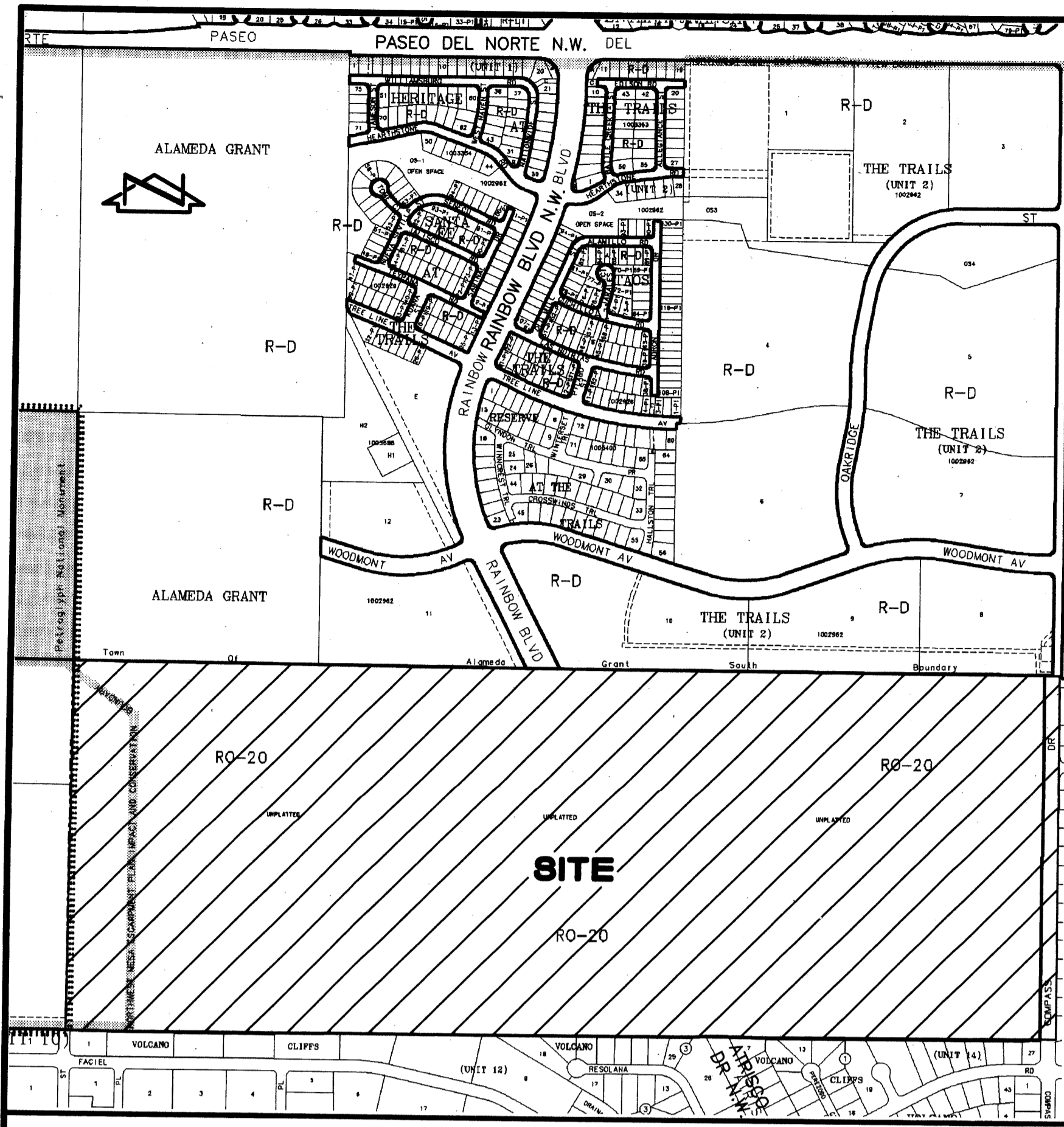
REV. #  
DATE  
12/6/03

**GRADING KEYED NOTES**

- |  |   |  |
|--|---|--|
| A. INSTALL 4" DIA. TYPE "E" MANHOLE PER COA STD. DWG #2102. SEE PUBLIC W.O. PLANS.                             | E. STUB TO WITHIN 5' OF BLDG. SEE MECHANICAL PLANS FOR CONTINUATION OF ROOF DRAIN LATERALS.                   | J. 24" RCP STORM DRAIN, SEE DWG #2102.     |
| B. INSTALL TYPE "D" INLET PER COA STD. DWG #2206.  | F. SEGMENTAL RETAINING WALL, RAIL REQUIRED FOR HEIGHTS GREATER THAN 18", SEE RAIL & WALL DETAILS, THIS SHEET. | K. EMERGENCY SPILLWAY PER DWG #2102.       |
| C. INSTALL CLEANOUT PER DETAIL, SHEET C102.  | G. INSTALL 12" SIDEWALK CULVERT AS PER COA STD. DWG #2236.  | L. DETENTION POND RAINWATER PER DWG #2102. |
| D. INSTALL DOUBLE "D" INLET PER COA STD. DWG #2206. DO NOT CONSTRUCT UNTIL INVERT OF SD IN STREET IS VERIFIED. | H. INSTALL AREA DRAIN PER DETAIL, SHEET C203.   | M. RCP-ROOF EROSION CONTROL PER DWG #2102. |

C201 GRADING AND DRAINAGE PLAN  
1" = 30'

C201  
1" = 30'



VICINITY MAP  
SCALE: 1" = 750'

C-9

KEYED NOTES

- EXISTING EASEMENTS**
- ① 50' SOUTHERN UNION GAS CO. EASEMENT GRANTED BY DOCUMENT FILED 10-10-1930, BOOK 112, PAGE 557 (TO BE VACATED AND REALIGNED BY THIS REQUEST)
  - ② TEMPORARY 64" RIGHT-OF-WAY GRANTED BY DOCUMENT FILED 10-08-2002, BOOK A43, PAGE 260, DOC. #2002130618
- EXISTING EASEMENTS - OFFSITE**
- ③ 50' ROADWAY, UNDERGROUND PUBLIC AND PRIVATE UTILITY EASEMENT GRANTED BY DOCUMENT FILED 10-08-2002, BOOK A43, PAGE 259
  - ④ 156' PUBLIC ROADWAY EASEMENT GRANTED BY PLAT 2003C-375. DEDICATED AS 156' PUBLIC RIGHT-OF-WAY, RAINBOW BOULEVARD N.W., BY PLAT 2004C-332.
  - ⑤ 50' SOUTHERN UNION GAS CO. EASEMENT GRANTED BY DOCUMENT FILED 03-29-1956, BOOK D346, PAGE 356, DOC. #90568
  - ⑥ 100' POWER LINE EASEMENT GRANTED BY PLAT D4-116
  - ⑦ 7' ELECTRIC POWER AND TELEPHONE LINE EASEMENT GRANTED BY PLAT D4-116
  - ⑧ 7' ELECTRIC POWER AND TELEPHONE LINE EASEMENT GRANTED BY PLAT D4-87
  - ⑨ 50' GAS RIGHT-OF-WAY DEPICTED BY PLAT D4-87
  - ⑩ 7' ELECTRIC POWER AND TELEPHONE LINE EASEMENT GRANTED BY PLAT D4-91
  - ⑪ DRAINAGE AND UTILITY RIGHT-OF-WAY GRANTED BY PLAT D4-91
  - ⑫ 64' ACCESS EASEMENT GRANTED BY PLAT D8-71
  - ⑬ 20' PUBLIC SANITARY SEWER (NEW MEXICO UTILITIES, INC. AND CITY OF ALBUQUERQUE) EASEMENT GRANTED BY PLAT 2004C-332

- MONUMENTS**
- A FOUND USGLO BRASS CAP
  - B FOUND #5 REBAR, NO I.D. (0.1' WEST OF LINE)
  - C SET #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"
  - D FOUND USGLO BRASS CAP, NOT HONORED (USED FOR LINE ONLY)
  - E FOUND COA BRASS CAP STAMPED "1-C9V"
  - F FOUND BLM BRASS CAP
  - G FOUND #5 REBAR W/CAP STAMPED "G. CRITSOS"
  - H FOUND #5 REBAR W/CAP STAMPED "LS 5978", NOT HONORED

BULK LAND PLAT IMPROVEMENTS WAIVER DISCLOSURE

A variance or waiver from certain subdivision requirements has been granted by the City and the Albuquerque Metropolitan Arroyo Flood Control Authority in connection with this plat. Future subdivision of lands within this plat, zoning, Site Development Plan approvals, and development permits may be conditioned upon dedication of rights-of-way and easements, and/or upon infrastructure improvements by the owner for water, sanitary sewer, streets, drainage, grading and parks in accordance with current resolutions, ordinances and policies in effect at the time for any specific proposal. The City (and AMAFCA with reference to drainage) may require and/or permit easements to be added, modified or removed when future plats or Site Development Plans are approved. By its approval the City makes no representation or warranties as to availability of utilities, or final approval of all requirements including (but not limited to) the following items: water and sanitary sewer availability; future street dedications and/or improvements; park and open space requirements; drainage requirements and/or improvements; and excavation, filling or grading requirements. Any person intending development of lands within this subdivision is cautioned to investigate the status of these items. It is understood that a separate notice of these conditions is to be recorded with the County Clerk at the time of final plat recording.

LEGAL DESCRIPTION

A certain tract of unplatted land located within the Corporate Limits of the City of Albuquerque, New Mexico, comprising Government Lots 1, 2, 3 and 4 of Section 16, Township 11 North, Range 2 East, N.M.P.M.; together with the south half of the south half of Section 16, Township 11 North, Range 2 East, N.M.P.M. and being more particularly described as follows:

Beginning at the northeast corner of the parcel herein described, being the northeast corner of said Government Lot 1, also being the southwest corner of the Unplatted Lands of Trails, LLC (UPC#101006401422930106), and also being the intersection of the north right-of-way line of Avenida de Jaramita N.W. with the east right-of-way line of Universe Boulevard N.W., and also being as point on the south boundary of the Town of Alameda Grant; thence S 07°18'25" W a distance of 1960.04 feet to the southeast corner of the property herein described, being the southeast corner of said south half of the south half of Section 16, also being a point on the west property line of Lot 12, Block 12, Volcano Cliffs Subdivision, Unit No. 16, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on March 17, 1971, Book D4, Page 116, also being the northeast right-of-way corner of Compass Drive N.W.; thence N 89°56'46" W a distance of 2647.56 feet to the south quarter corner of said Section 16, being a point on the north property line of Lot 19, Block 3, Volcano Cliffs Subdivision, Unit No. 13, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on July 29, 1970, Book D4, Page 87; thence N 89°53'36" W a distance of 2647.15 feet to the southwest corner of the parcel herein described, being the southwest corner of said south half of the south half of Section 16, also being the southeast corner of Tract 5, Bond Ranches, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on January 19, 1978, Book D8, Page 71, and also being the centerline of Moqui Street N.W.; thence N00°18'28" E a distance of 1979.35 feet to the northwest corner of the parcel herein described, also being the northwest corner of said Government Lot 4, and also being the southeast corner of the Unplatted Lands of Michael L. Keleher (UPC#100806446026640122), and also being the southwest corner of the Unplatted Lands of Trails, LLC (UPC#100906405526920111), and also being a point on the south boundary of the Town of Alameda Grant; thence S 89°40'31" E a distance of 1586.53 feet along said south grant boundary to a point on the north boundary line of Government Lot 3, being a point on the south property line of Tract 11, The Trails, Unit 2 as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on October 16, 2004, Book 2004C, Page 332; thence S 89°44'34" E a distance of 2642.08 feet along said south grant boundary to a point on the north boundary line of said Government Lot 1, being a point on the south property line of Tract 9, of said The Trails, Unit 2; thence S 89°11'04" E a distance of 1064.89 feet to the point of beginning and containing 239.4353 acres more or less.

Notes:

1. A boundary survey was performed in October and November, 2004. Property corners were found or set as indicated.
2. Site located within Section 16, Township 11 N, Range 2 E, N.M.P.M.
3. All distances are ground distances.
4. Bearings shown hereon are New Mexico State Plane Grid Bearings, Central Zone. These bearings are positioned from N.G.S. Control Station "Union" using NAD 83 coordinates. Record bearings and distances are shown in parenthesis.
5. Street mileage created by this plat is 0.19 miles (full-width, Compass Drive) and 0.42 miles (half-width, Rainbow Boulevard).
6. The majority of the property surveyed hereon has a Zone X designation which is further described as "Area determined to be outside 500-year floodplain"; an area in the southwestern portion of Tract D (Boca Negra Arroyo) of the property surveyed hereon has a Zone A designation which is further described as "Special flood hazard areas inundated by 100-year flood; no base flood elevation determined" based upon review of the National Flood Insurance Program, Flood Insurance Rate Maps, Panel 111 of 825, dated September 20, 1996.
7. The purpose of this plat is to:
  - a. Create 4 (four) bulk land tracts from the aliquot parts of Section 16.
  - b. Dedicate in fee simple the right-of-way for a portion of Universe Boulevard N.W. and dedicate in fee simple the right-of-way half-width for Rainbow Boulevard N.W. as shown.
  - c. Vacate the Southern Union Gas Co. easement granted by the document filed 10-10-1930, Book 112, Page 557 records of Bernalillo County, New Mexico.
  - d. Grant the P.N.M. Gas Services easement as shown.
8. The following documents were utilized for the preparation of this survey:
  - a. Survey records of T11N, R2E, N.M.P.M. GLO/BLM surveys (1857, 1878, 1894, 1895 & 1911).
  - b. USA Patent Number 1224863 filed April 11, 1884, Book D209A, Pages 186-187, Doc. #84 28528.
  - c. Commitment for Title Insurance File No. 244500SD prepared by LandAmerica Albuquerque Title dated July 12, 2004.
  - d. Plat of The Trails filed December 15, 2003, Book 2003C, Page 375, Records of Bernalillo County, New Mexico.
  - e. Plat of Volcano Cliffs Subdivision, Unit No. 16 filed March 17, 1971, Book D4, Page 116, Records of Bernalillo County, New Mexico.
  - f. Plat of Volcano Cliffs Subdivision, Unit No. 14 filed August 12, 1970, Book D4, Page 88, Records of Bernalillo County, New Mexico.
  - g. Plat of Volcano Cliffs Subdivision, Unit No. 13 filed July 29, 1970, Book D4, Page 87, Records of Bernalillo County, New Mexico.
  - h. Plat of Volcano Cliffs Subdivision, Unit No. 12 filed August 14, 1970, Book D4, Page 91, Records of Bernalillo County, New Mexico.
  - i. Plat of Volcano Cliffs Subdivision, Unit No. 10 filed July 29, 1970, Book D4, Page 84, Records of Bernalillo County, New Mexico.
  - j. Plat of Bond Ranches filed January 19, 1978, Book D8, Page 71, Records of Bernalillo County, New Mexico.
  - k. Flood Insurance Rate Map, Bernalillo County, New Mexico, Panel 111 of 825 dated September 20, 1996.
9. Gross subdivision acreage = 239.4353 acres.

OWNER'S SIGNATURE

*[Signature]* 3/21/05  
Date  
Jerry Kifer, Assistant Commissioner,  
New Mexico State Land Office

*[Signature]* 3/22/05  
Date  
CITY SURVEYOR, CITY OF ALBUQUERQUE, NEW MEXICO

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., New Mexico Professional Surveyor No. 11184, do hereby certify that this Plat and the actual survey on the ground upon which it is based were performed by me or under my direct supervision; that the survey shows all easements made known to me by this owner, utility companies, or other parties expressing an interest; that this survey complies with the minimum requirements for Monumentation and Surveys of the Albuquerque Subdivision Ordinance; that this survey meets the Minimum Standards for Surveying in New Mexico, and that it is true and correct to the best of my knowledge and belief.

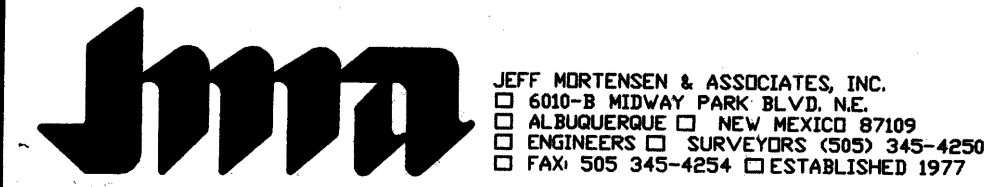
*[Signature]* 03-22-05  
Date  
Charles G. Cala, Jr., N.M.P.S. 11184

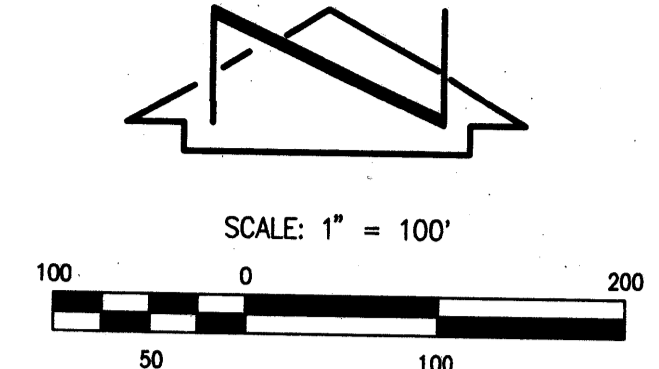


PRELIMINARY PLAT AND VACATION REQUEST FOR PROPOSED TRACTS A, B, C AND D  
UNPLATTED LANDS OF THE NEW MEXICO STATE LAND OFFICE BEING  
GOVERNMENT LOTS 1, 2, 3 AND 4 AND THE SOUTH HALF OF THE SOUTH  
HALF OF SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.

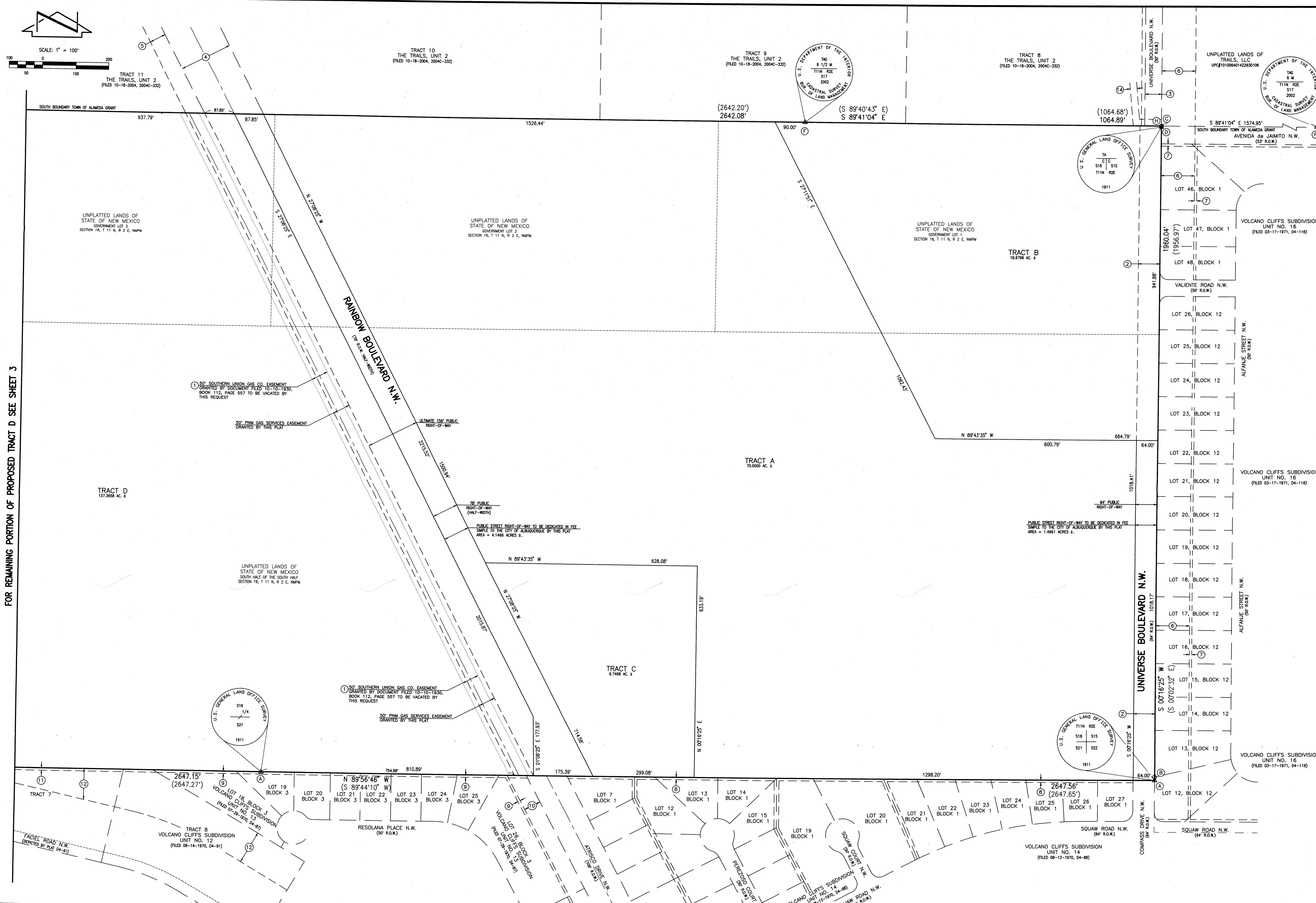
|             |               |     |      |    |           |         |            |
|-------------|---------------|-----|------|----|-----------|---------|------------|
| SURVEYED BY | R.C.V./S.J.I. | NO. | DATE | BY | REVISIONS | JOB NO. | 2003.180.1 |
| DRAWN BY    | T.N.T.        |     |      |    |           | DATE    | 03-2005    |
| APPROVED BY | C.G.C.        |     |      |    |           | SHEET   | 1 OF 3     |

File Path: G:\MAMMAM\BIBRA File Name: 21801PREPLAT.DWG Plot Date: 03-14-2005 Plot Time: 11:05:59 am

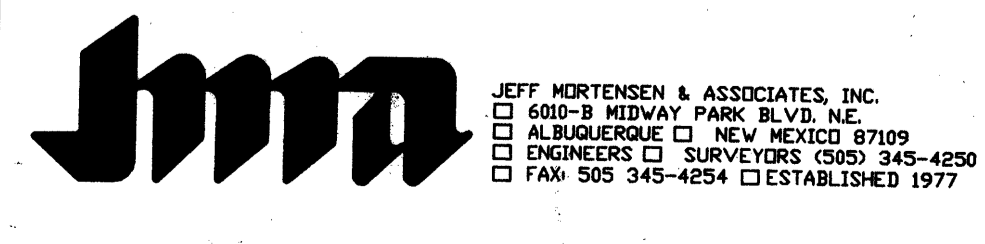




FOR REMAINING PORTION OF PROPOSED TRACT D SEE SHEET 3



**PRELIMINARY PLAT AND VACATION REQUEST FOR PROPOSED TRACTS A, B, C AND D  
UNPLATTED LANDS OF THE NEW MEXICO STATE LAND OFFICE BEING  
GOVERNMENT LOTS 1, 2, 3 AND 4 AND THE SOUTH HALF OF THE SOUTH  
HALF OF SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST, N.M.P.M.**



|                               |                        |      |    |                               |
|-------------------------------|------------------------|------|----|-------------------------------|
| SURVEYED BY:<br>R.C.V./S.J.L. | NO.                    | DATE | BY | REVISIONS                     |
|                               | DRAWN BY:<br>T.N.T.    |      |    |                               |
|                               | APPROVED BY:<br>C.G.C. |      |    |                               |
|                               |                        |      |    | JOB NO.<br><b>2003.180.1</b>  |
|                               |                        |      |    | DATE<br><b>03-2005</b>        |
|                               |                        |      |    | SHEET<br><b>2</b> OF <b>3</b> |

File Path: \\JMA\JMA\Projects\2003\180\180.Plot Date: 03-14-2005 File Name: 21801PREPLAT.DWG Plot Time: 11:05:56 am

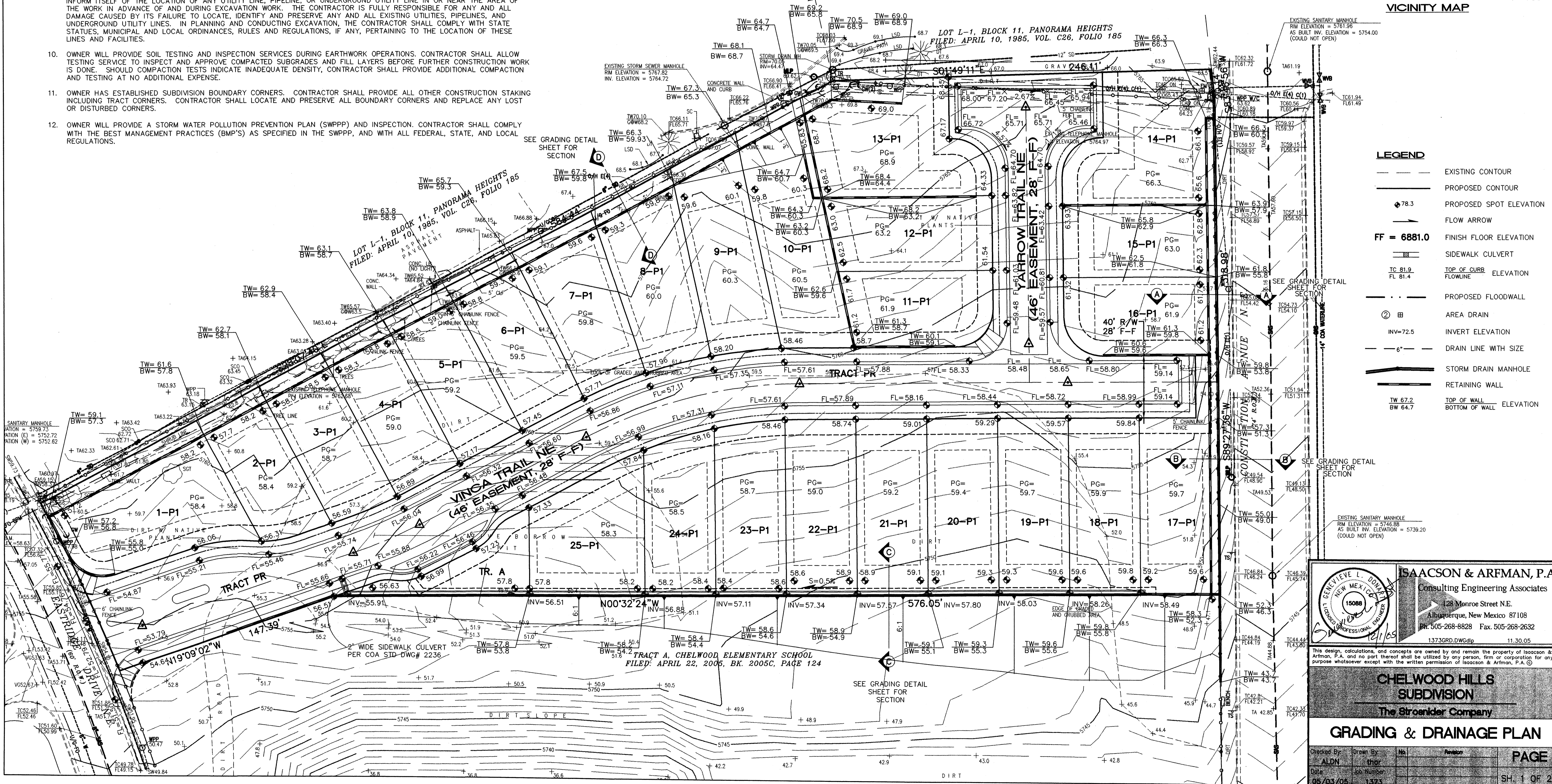
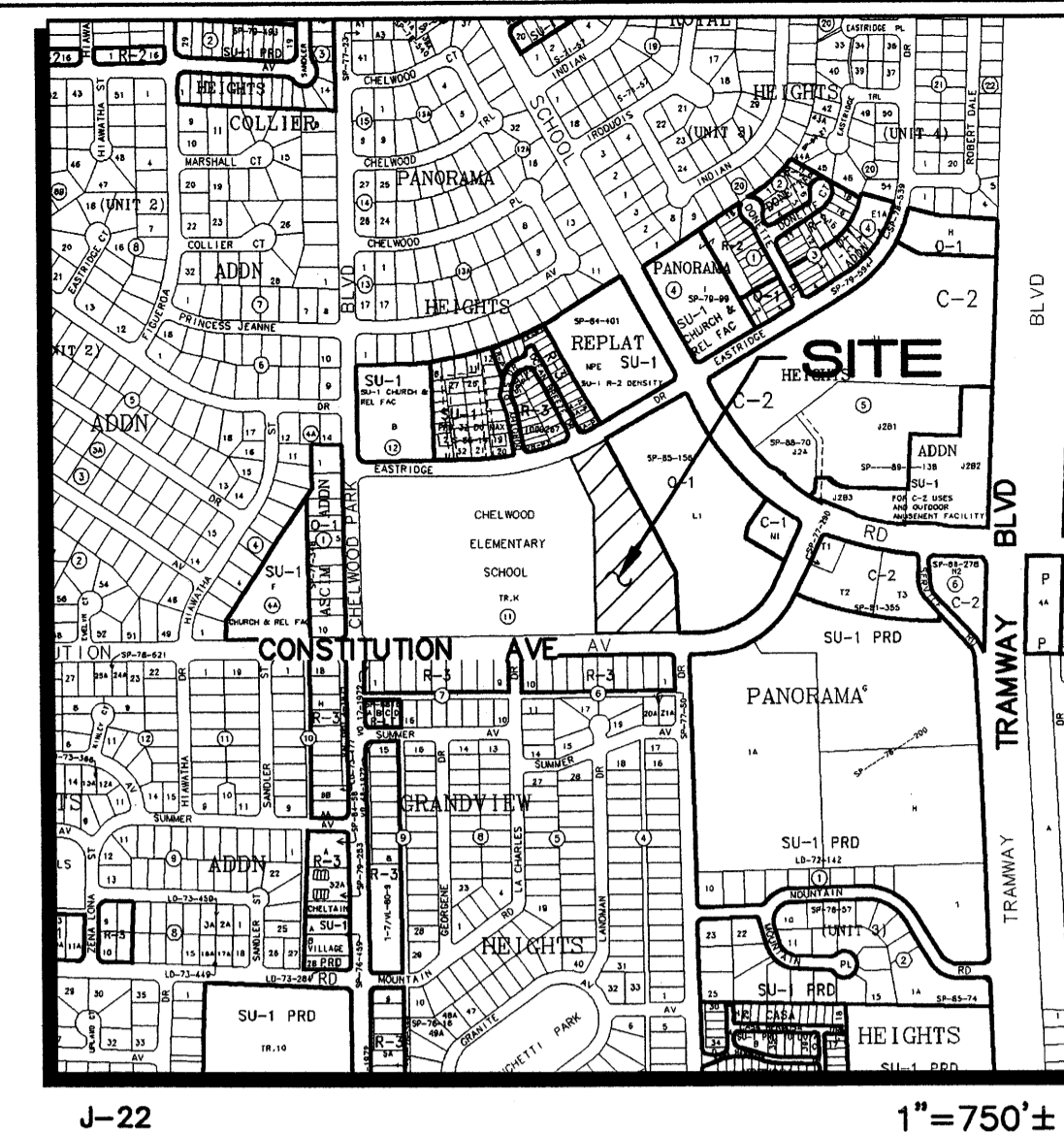
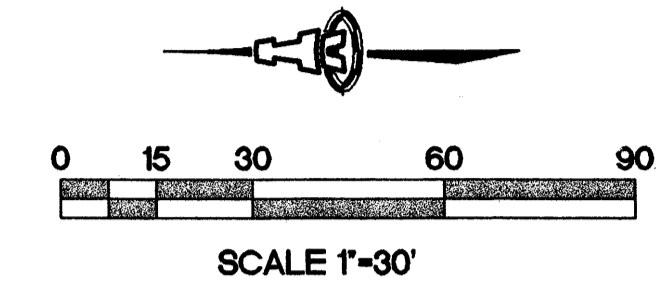




**GRADING NOTES:**

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

**NOTE:**  
THERE IS AN EXISTING FIBER OPTIC LINE ON THE EAST BOUNDARY OF THE SITE. CONTRACTOR SHALL CONTACT NEW MEXICO ONE CALL PRIOR TO ANY GRADING. CONTRACTOR SHALL PROTECT THE FIBER OPTIC LINE AND ANY OTHER EXISTING UTILITY DURING CONSTRUCTION.



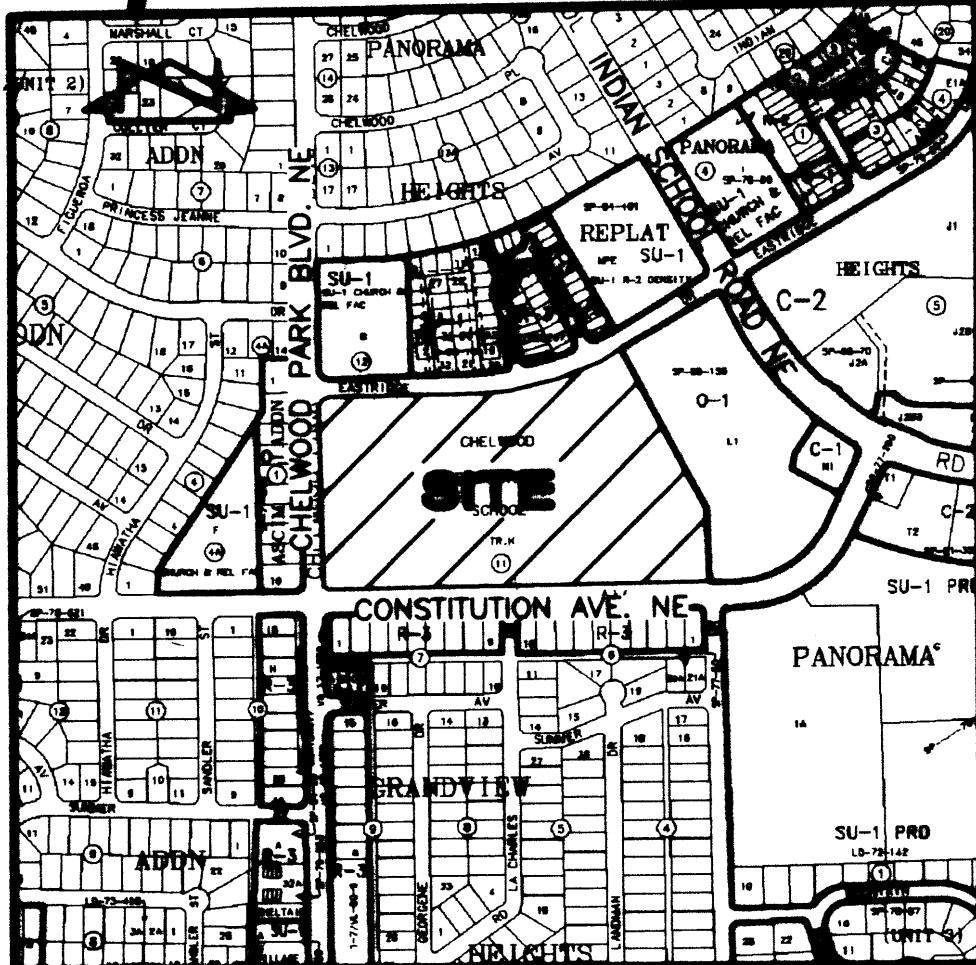
**ISAACSON & ARFMAN, P.A.**  
Consulting Engineering Associates  
128 Monroe Street N.E.  
Albuquerque, New Mexico 87108  
Ph. 505-268-8828 Fax. 505-268-2632  
1373GRD.DWG.dwg 11.30.05

**CHELWOOD HILLS SUBDIVISION**  
The Stroenker Company  
**GRADING & DRAINAGE PLAN**

|                  |                  |      |           |             |
|------------------|------------------|------|-----------|-------------|
| Checked By: ALDN | Drawn By: thur   | No.: | Revision: | <b>PAGE</b> |
| Date: 05/03/05   | Job Number: 1373 |      |           | SH. 1 OF 2  |

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VICINITY MAP  
SCALE: 1" = 750'

J-22

FREE CONSENT

The subdivision hereon is with the free consent and in accordance with the desires of the undersigned owner. I hereby warrant that I hold complete and indefeasible title in fee simple to the land subdivided, hereon.

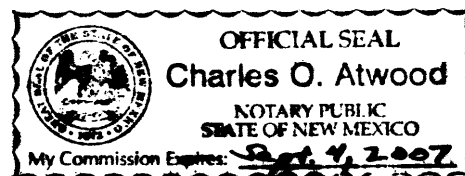
*Michael J. Vigil*  
Michael J. Vigil, Superintendent for Business,  
Albuquerque Public Schools  
4/5/05  
Date

ACKNOWLEDGEMENT

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

This instrument was acknowledged before me on this 5<sup>th</sup> day of April, 2005, by Michael J. Vigil, Superintendent for Business, Albuquerque Public Schools.

*Charles O. Atwood*  
Notary Public



PLAT OF  
**TRACTS A AND B,  
CHELWOOD ELEMENTARY SCHOOL**  
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
MARCH, 2005

DESCRIPTION:

Tract K, Block 11, Panorama Heights, Albuquerque, New Mexico, as the same is shown and designated on the plat filed in the Office of the County Clerk of Bernalillo County, New Mexico on September 17, 1963, Book D3, Page 76.

ALBUQUERQUE PUBLIC SCHOOLS  
OWNER  
SEC. 15, T 10 N, R 4 E, N.M.P.M.  
LOCATION  
CHELWOOD ELEMENTARY SCHOOL  
SUBDIVISION



COUNTY CLERK FILING DATA

DRB PROJECT NUMBER 1003762

APPLICATION NUMBER 04EPC-01714

APPROVALS:

*Sharon Matson* 4/21/05  
DRB CHAIRPERSON, PLANNING DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE  
*Ryan J. Green* 4-20-05  
UTILITIES DEVELOPMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE  
*Bradley D. Bigham* 4/20/05  
CITY ENGINEER, CITY OF ALBUQUERQUE, NEW MEXICO DATE  
*Bradley D. Bigham* 4/20/05  
A.M.A.F.C.A. DATE  
*SP* 4-20-05  
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION, CITY OF ALBUQUERQUE, NEW MEXICO DATE  
*Christine Dandora* 4/20/05  
PARKS AND RECREATION DEPARTMENT, CITY OF ALBUQUERQUE, NEW MEXICO DATE  
*Al B. J...* 4-8-05  
CITY SURVEYOR, CITY OF ALBUQUERQUE, NEW MEXICO DATE

SURVEYORS CERTIFICATION

I, Charles G. Cala, Jr., New Mexico Professional Surveyor No. 11184, do hereby certify; that this Plat and the actual survey on the ground upon which it is based were performed by me or under my direct supervision; that the survey shows all easements made known to me by this owner, utility companies, or other parties expressing an interest; that this survey complies with the minimum requirements for Monumentation and Surveys of the Albuquerque Subdivision Ordinance; that this survey meets the Minimum Standards for Surveying in New Mexico, and that it is true and correct to the best of my knowledge and belief.

*Charles G. Cala, Jr.*  
Charles G. Cala, Jr., NMPS 11184



03-29-2005  
Date

TO CERTIFY THAT TAXES ARE CURRENT AND  
FOR COUNTY # 1022 058 33530 10110  
COUNTY OWNER OF RECORD  
Board of Education  
FILED INTO COUNTY TREASURER'S OFFICE  
*Albuquerque, New Mexico*



JEFF MORTENSEN & ASSOCIATES, INC.  
6010-B MIDWAY PARK BLVD. N.E.  
ALBUQUERQUE NEW MEXICO 87109  
ENGINEERS & SURVEYORS (505) 345-4250  
JOB #2005.020.1 PLAT

**PLAT OF  
TRACTS A AND B, CHELWOOD ELEMENTARY SCHOOL  
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
MARCH, 2005**

2005055633  
6251681  
Page: 2 of 4  
04/22/2005 11:52A  
Mary Herrera Bernal Co. PLAT R 22.00 Bk-2005C Pg-124

COUNTY CLERK FILING DATA

**Notes:**

1. A boundary survey was performed in April, 2003. Property corners were found or set as indicated. Survey was verified and updated in March, 2005.
2. All distances are ground distances.
3. Site located within Section 15, Township 10 North, Range 4 East, N.M.P.M.
4. Bearings shown hereon are New Mexico State Plane Grid Bearings, Central Zone. These bearings are positioned from A.C.S. Control Station "1-J23-A".
5. Record bearings and distances are shown in parenthesis.
6. No street mileage was created by this plat.
7. The purpose of this plat is to create 2 (two) tracts from Tract K, Block 11, Panorama Heights.
8. The following documents and instruments were used for the performance and preparation of this survey:
  - a. Real Property files of the Albuquerque Public Schools, Real Property Director.
  - b. Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 76, Records of Bernalillo County, New Mexico.
  - c. Plat of Panorama Heights, filed 09-17-1963, Book D3, Page 75, Records of Bernalillo County, New Mexico.
  - d. Plat of Panorama Heights, filed 04-10-1985, Book C26, Page 185, Records of Bernalillo County, New Mexico.
  - e. Plat of ASCIM Addition, filed 07-20-1977, Book D7, Page 191, Records of Bernalillo County, New Mexico.
  - f. Plat of Eastridge Residential Development, filed 08-26-1986, Book C31, Page 88, Records of Bernalillo County, New Mexico.
  - g. Plat of Breeze at South Peak, filed 09-19-2000, Book 2000C, Page 244, Records of Bernalillo County, New Mexico.
  - h. Warranty Deed filed 01-08-1965, Book D765, Pages 81-83, Records of Bernalillo County, New Mexico.
  - i. Policy of Title Insurance No. W318-810 prepared by Lawyers Title Insurance Corporation dated January 08, 1965.
  - j. Boundary Survey of Tract "K", Block 11, Panorama Heights, prepared by this office dated June 27, 2003, superseded by survey dated September 22, 2003 (both unrecorded).
  - k. Property Search and Examination LR2: #04-1041988-B-VG prepared by Fidelity National Title dated February 04, 2004.
  - l. Commitment for Title Insurance issued by Fidelity National Title Insurance Company dated September 17, 2004 (Commitment No. 04-1047613-B-VG-A).
  - m. ALTA/ACSM Land Title Survey of a portion of Tract "K", Block 11, Panorama Heights, prepared by this office dated October 04, 2004 (unrecorded).
9. Gross subdivision acreage = 17.8197 acres.
10. Current Zoning on site is R-LT, based upon Official Notification of Decision dated December 17, 2004, (04EPC-01714 Zone Map Amendment).
11. Prior to development, City of Albuquerque Water and Sanitary Sewer Service to Tract B, Chelwood Elementary School must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement.

**BOUNDARY TABLES**

| LINE | DIRECTION     | DISTANCE |
|------|---------------|----------|
| L1   | S 83°46'56" W | 20.14'   |
| (L1) | S 83°38'45" W |          |

| CURVE | RADIUS   | LENGTH  | CHORD   | BEARING       | DELTA     |
|-------|----------|---------|---------|---------------|-----------|
| C1    | 25.00'   | 39.23'  | 35.32'  | N 45°35'21" W | 89°54'06" |
| (C1)  | 25.00'   | 39.27'  |         |               |           |
| C2    | 25.00'   | 39.27'  | 35.36'  | N 44°21'41" E | 90°00'00" |
| C3    | 1153.45' | 553.62' | 548.32' | N 75°36'41" E | 27°30'01" |
| (C3)  | 1153.45' | 554.23' |         |               |           |
| C4    | 1153.45' | 432.70' | 430.17' | N 78°36'53" E | 21°29'37" |
| C5    | 1153.45' | 120.92' | 120.87' | N 64°51'52" E | 06°00'24" |

**KEYED NOTES**

- ① UTILITY EASEMENT GRANTED BY PLAT D3-75 & D3-76
- ② PNM AND US WEST EASEMENT GRANTED BY DOCUMENT FILED 10-06-1994, BOOK 94-28, PAGES 5297-5298, DOC. #94121834
- ③ PNM AND MST&T EASEMENT GRANTED BY DOCUMENT FILED 10-13-1967, BOOK MISC. 83, PAGE 13, DOC. #68310
- ④ PNM AND MST&T EASEMENT GRANTED BY DOCUMENT FILED 10-13-1967, BOOK MISC. 83, PAGE 12, DOC. #68309
- Ⓐ FOUND 1" IRON PIPE, TAGGED W/WASHER STAMPED "NMPS 11184"
- Ⓑ FOUND ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE, CENTERLINE MONUMENT DO NOT DISTURB PLS #7719"
- Ⓒ FOUND CHISELED "+" IN CONCRETE
- Ⓓ FOUND P.K. NAIL (NOT HONORED)
- Ⓔ FOUND NAIL W/TAG (0.1' WEST OF BOUNDARY LINE OF TRACT K)
- Ⓕ FOUND 1 1/2" IRON PIPE IN CONCRETE, TAGGED W/WASHER STAMPED "NMPS 11184"
- Ⓖ FOUND #5 REBAR W/CAP STAMPED "NEW MEXICO PS 11184"

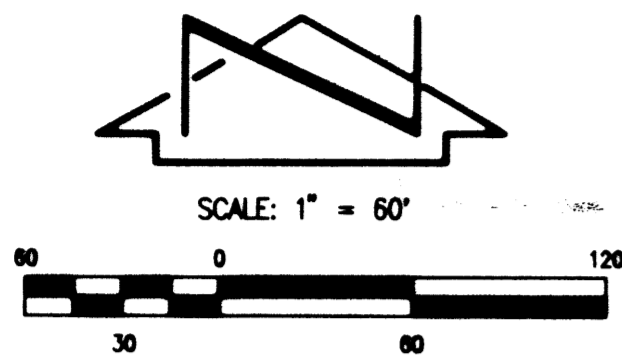


JEFF MORTENSEN & ASSOCIATES, INC.  
 6010-B MIDWAY PARK BLVD. N.E.  
 ALBUQUERQUE □ NEW MEXICO 87109  
 ENGINEERS □ SURVEYORS (505) 345-4250  
 JOB #2005.020.1 PLAT

PLAT OF  
**TRACTS A AND B,  
 CHELWOOD ELEMENTARY SCHOOL**  
 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 MARCH, 2005

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 6251681  
 Page: 3 of 4  
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 Bk-2685C Pg-124  
 Harry Herrera Bern. Co. PLAT R 22.00

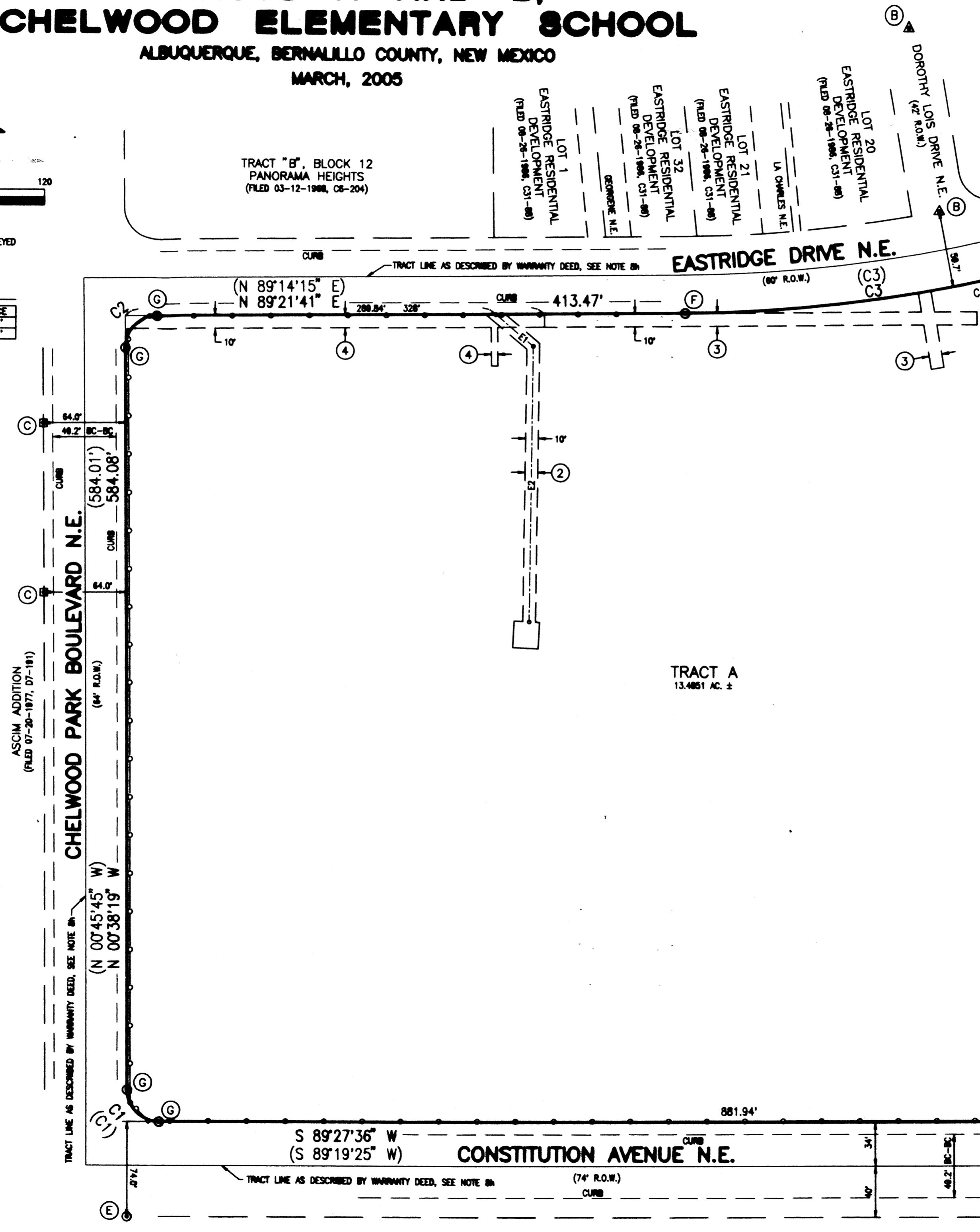
COUNTY CLERK FILING DATA



NOTE: FOR BOUNDARY TABLES AND KEYED NOTES SEE SHEET 2 OF 4

EASEMENT TABLE

| LINE | DIRECTION     | DISTANCE |
|------|---------------|----------|
| E1   | S 50°21'11" E | 38.34'   |
| E2   | S 00°23'04" W | 215.81'  |



MATCH LINE - FOR CONTINUATION SEE SHEET 4

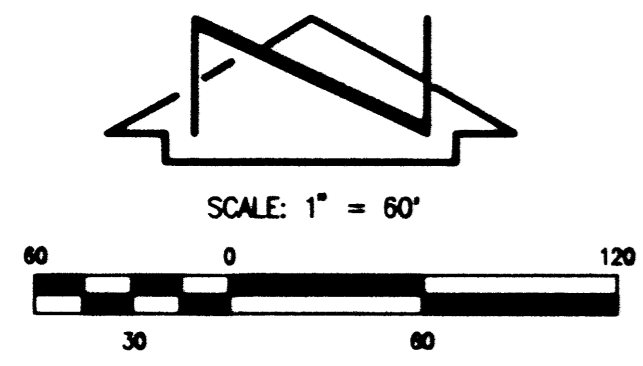


JEFF MORTENSEN & ASSOCIATES, INC.  
 6010-B MIDWAY PARK BLVD. N.E.  
 ALBUQUERQUE NEW MEXICO 87109  
 ENGINEERS SURVEYORS (505) 345-4250  
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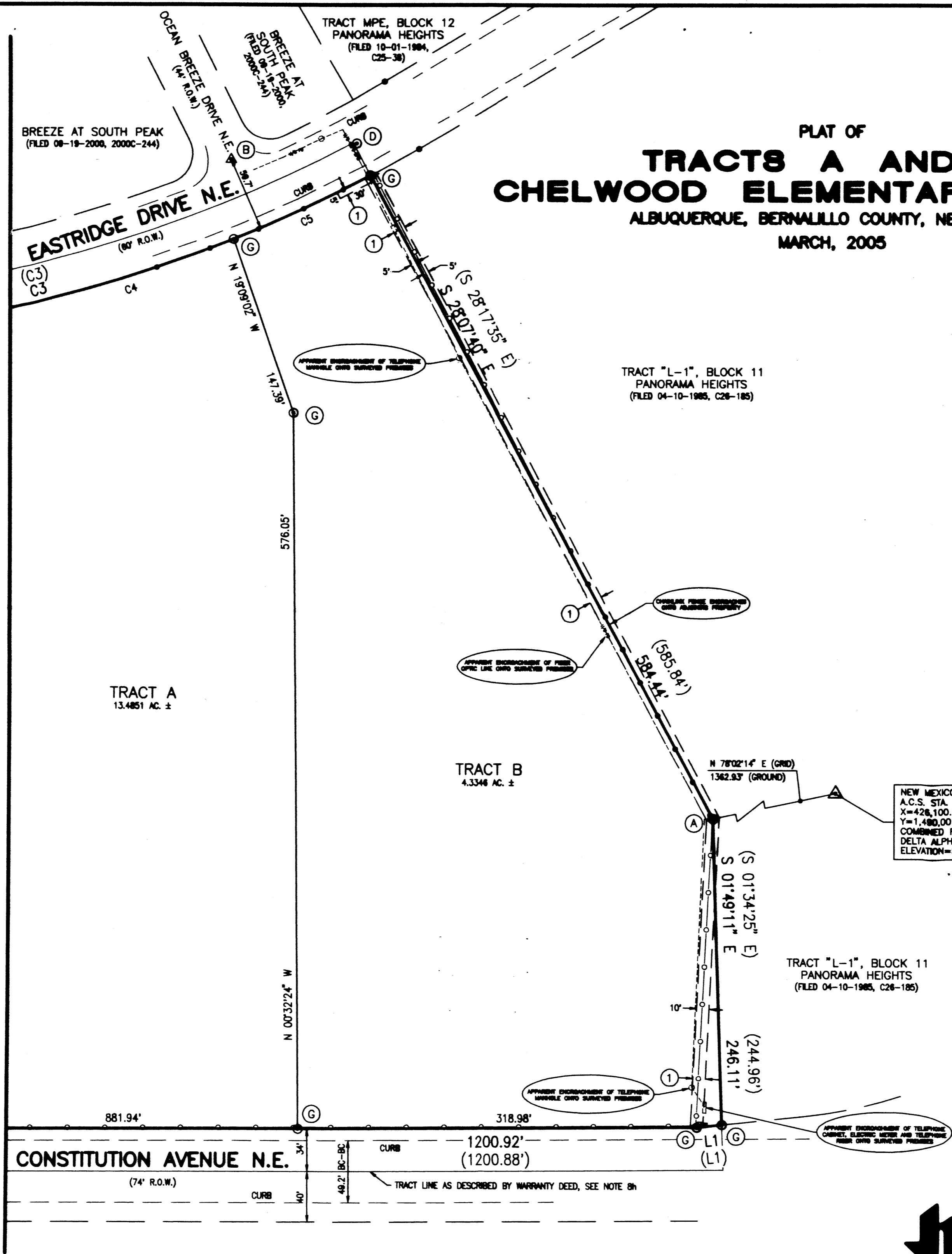
COUNTY CLERK FILING DATA

# PLAT OF TRACTS A AND B, CHELWOOD ELEMENTARY SCHOOL

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
MARCH, 2005



MATCH LINE - FOR CONTINUATION SEE SHEET 3



NEW MEXICO CENTRAL ZONE-NAD 1927  
A.C.S. STA. "1-J23-A"  
X=428,100.69  
Y=1,480,001.03  
COMBINED FACTOR=0.99962696  
DELTA ALPHA=-00'08"31"  
ELEVATION=5840.708' (NGVD 29)



JEFF MORTENSEN & ASSOCIATES, INC.  
6010-B MIDWAY PARK BLVD. N.E.  
ALBUQUERQUE NEW MEXICO 87109  
ENGINEERS SURVEYORS (505) 345-4250  
JOB #2005.020.1 PLAT4