

Vicinity Map

SUBDIVISION DATA / NOTES

- 1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
- 2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1927, AND ARE BASED ON ACS CONTROL MONUMENTS XXXX AND XXXX , AS SHOWN HEREON.
- 3. DISTANCES ARE GROUND DISTANCES.
- 4. PLAT SHOWS ALL EASEMENTS OF RECORD.
- 5. BEARINGS AND DISTANCES IN PARENTHESES () ARE PER THE PLAT OF TERRACE ADDITION, FILED IN BERNALILLO COUNTY, NEW MEXICO ON JUNE 26, 1979 IN VOLUME A7, FOLIO 100.
- 6. GROSS AREA: 0.2112 ACRES
- 7. NUMBER OF EXISTING LOTS: 1
- 8. NUMBER OF LOTS CREATED: 2
- 9. PROPERTY IS ZONED SU-2.

MONUMENT LEGEND

□ - FOUND MONUMENT AS NOTED

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

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON LIBOR.

PROPERTY OWNER OF RECORD:

BERNALILLO COUNTY TREASURER'S OFFICE:

LEGAL DESCRIPTION

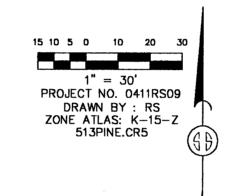
Lot numbered Thirteen (13) in Block numbered Fifty-seven (57) plat of the TERRACE ADDITION, City of Albuquerque, New Mexico as the same is shown and designated on said plat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico on May 24, 1928 in Book D1, pages 25 & 26.

FREE CONSENT

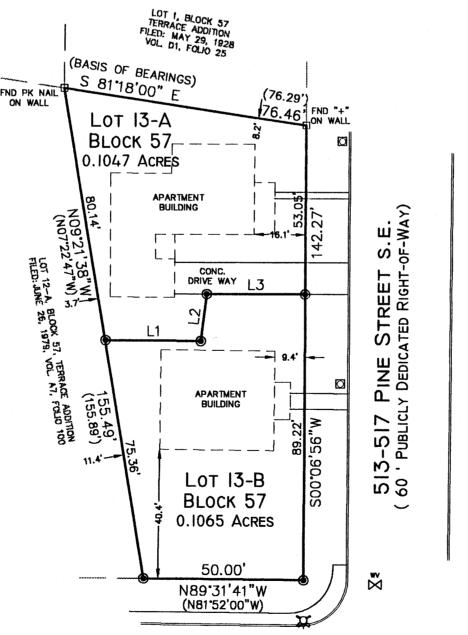
THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

OWNER(S) SIGNATURE:	DATE:	
OWNER(S) PRINT NAME:		
ADDRESS:	TRACT:	
ACKNOWLEDGMENT		
STATE OF NEW MEXICO)		
).SS		
COUNTY OF BERNALILLO)		
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS	S DAY OF	, 2004.
BY:		
MY COMMISSION EXPIRES:		

		LINE TA	BLE
4	LINE	LENGTH	BEARING
	L1	29.71	S89'31'45"E
	L2	14.86	N0711'06"E
	L3	30.75	S89'53'04"E



NOTARY PUBLIC



HAZELDINE AVENUE S.E.
(60 ' PUBLICLY DEDICATED RIGHT-OF-WAY)

SKETCH PLAT OF LOTS 13-A & 13-B, BLOCK 57 TERRACE ADDITION SITUATE WITHIN SECTION 21, T. 10 N., R. 3 E., N.M.P.M. CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO NOVEMBER, 2004

DISCLOSURE STATEMENT

THE PURPOSE OF THIS PLAT IS TO DIVIDE ONE (1) EXISTING LOT INTO TWO (2) NEW LOTS.

CITY APPROVALS: PROJECT NO.:	APPLICATION NO.
CITY SURVEYOR	DATE
TRAFFIC ENGINEERING	DATE
PARKS & RECREATION DEPARTMENT	DATE
UTILITIES DEVELOPMENT	DATE
A.M.A.F.C.A.	DATE
CITY ENGINEER	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

SURVEYOR'S CERTIFICATION

I, Gary E. Gritsko, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico and is true and correct to the best of my knowledge and belief.

Gary E. Gritsko		
New Mexico Professional Surve	vor.	8686

Date

SURVEYS SOUTHWEST LTD.

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

T10N R3E SEC. 21